

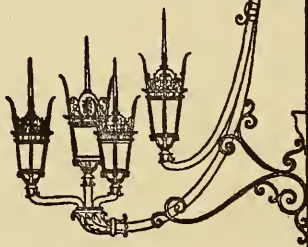
Δ
M3/B16
EDIC
S11
1996

BOSTON PUBLIC LIBRARY



3 9999 06588 854 5

BOSTON
PUBLIC
LIBRARY



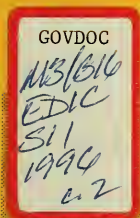
BOSTON
PUBLIC
LIBRARY



BMA-0297
#7

SITE FINDER

BOSTON INDUSTRIAL REAL ESTATE LISTINGS 1996



CITY OF BOSTON
Thomas M. Menino, Mayor

Marisa Lago,
Chief Economic Development Officer

SITE FINDER

BOSTON INDUSTRIAL REAL ESTATE LISTINGS 1996

Published by:

BRA/EDIC

Policy Development and Research Division

Robert W. Consalvo, *Director*

Rolf Goetze, *Senior Demographic and GIS Analyst*

Cathy Frye, *Executive Secretary*

Gary Moorer, *Intern*

Copies of the Sitefinder may be purchased at:

BRA/EDIC

Research Desk

Boston City Hall

One City Hall Square

Boston, MA 02201

617-722-4300

For more information about using the Sitefinder
or other business assistance in Boston contact:

Mayor's Office of Business Services

Boston City Hall

One City Hall Square

Boston, MA 02201

617-635-5555



CITY OF BOSTON

Thomas M. Menino, Mayor

Marisa Lago,

Chief Economic Development Officer



Digitized by the Internet Archive
in 2012 with funding from
Boston Public Library

<http://www.archive.org/details/sitefinderboston1996bost>

TABLE OF CONTENTS

Introduction.....	1
Boston's Economic Leadership	2
Contents of the SITEFINDER	2
Neighborhood Listings.....	3
SITEFINDER Index.....	7
Site Profile	16

INTRODUCTION

SITEFINDER is a comprehensive listing of leasable industrial sites in Boston designed to help companies that need expansion or relocation space find suitable industrial sites in the city. It contains 238 detailed profiles of available industrial space - buildings and land -- located in Boston's neighborhoods, as well as in Boston's Charlestown Navy Yard and Marine Industrial Park. The site profiles presented in the **SITEFINDER** are based on information provided by brokers and owners of industrial sites in Boston.

The **SITEFINDER** is updated annually by the Boston Redevelopment Authority/Economic Development and Industrial Corporation (BRA/EDIC) and serves as a valuable source of information for individuals, companies, and the real estate community. Information on leasable industrial sites in Boston is made available through the printed **SITEFINDER** book. (BRA/EDIC is currently exploring the possibility of providing on-line access to the **SITEFINDER**.)

Individuals and firms seeking additional assistance in better identifying or evaluating their real estate needs may also contact the Mayor's Office of Business Services (MOBS) in Boston City Hall at 635-5555. Staff in the Mayor's Office of Business Services can also access the **SITEFINDER** electronically to search for site options. Individuals and firms which have identified potential Boston sites and need further information and business assistance should also contact the Mayor's Office of Business Services.

BOSTON'S ECONOMIC LEADERSHIP

Boston's 1990 population of 574,283 makes it the largest city in New England and the 20th largest in the U.S. Encompassing only 48.4 square miles, however, Boston is actually the second smallest major city *in land area* in the country.

Despite its relatively small land size and population, Boston's influence is felt throughout the region. Boston is the economic, educational, medical, and cultural capital for the entire New England region. Boston is the center of the seventh largest metropolitan area in the nation, with a population of 5.4 million people in the Consolidated Metropolitan Statistical area (CMSA) as defined by the federal government. The smaller Primary Metropolitan Statistical Area (PMSA) includes over three million people.

About 600,000 people work in the city, making Boston - along with Washington, D.C. and San Francisco - one of only three major cities that have more jobs than residents. In fact, one out of every six jobs in Massachusetts and one of every 13 jobs in New England is located within the City of Boston. The city's economy is service based and its leading industries are financial services, health care, education, high technology and tourism.

Boston is home to 32 public and private colleges and universities, with a combined full-time and part-time enrollment of more than 131,000 students within the

city limits. Altogether there 65 colleges and universities in the surrounding area with over 250,000 students. The combination of highly skilled jobs and the large number of colleges and universities results in a highly educated workforce and a population that is relatively younger than other cities.

There are 27 hospitals located within the city along with three of the nation's leading medical schools. Boston is also home to renowned museums, nationally recognized symphony and Pops orchestras, professional theaters, and many performing and visual artists whose combined presence creates a strong cultural dynamic in the city.

As a government center, Boston is the state capital of the Commonwealth of Massachusetts, and the seat of Suffolk County as well as the host to several regional offices of the federal government.

Boston is bordered on the east by Boston Harbor, a major economic and recreational resource for the region. The Port of Boston serves the New England region and beyond as a natural deep-water berth and provides access to world ports as well as feeder service to Halifax, Canada and the Port of New York. In 1994, the Port of Boston handled a total of 15.6 million tons of cargo, worth over \$7 billion.

The city contains 795 miles of streets. Eight major highways feed into downtown Boston and the city is encircled on the north, west and south by suburbs linked by Route 128, the state's circumferential highway. The city is also served by three limited access U.S. interstate highways: I-90 (the Massachusetts Turnpike), which runs west across Massachusetts to New York; I-95, which runs south through Rhode Island and Connecticut and northeast through New Hampshire and Maine; and I-93, which runs northwest through New Hampshire and into Vermont.

Boston had the first subway system in the nation and its current mass transit system is operated by the Massachusetts Bay Transportation Authority (MBTA), which makes over one million average daily passenger trips and serves 680,000 riders every day.

Boston's Logan International Airport, just minutes from downtown, served 25.2 million passengers in 1994, making it the 13th busiest airport in the U.S. and the 19th busiest in the world.

The city contains 2200 acres of recreational parks and playgrounds. Over 50% of the land is tax exempt, owned by government, religious, and charitable organizations. There are over 250,000 housing units in the city, with 31% of them owner-occupied and 69% comprised of rental units.

CONTENTS OF THE SITEFINDER

The 1996 edition of **SITEFINDER** lists **238 sites** with **7,513,319** square feet of available industrial space in Boston. (See Table 1.)

Table 1
Industrial Space in Boston

Category	Total Space (SF)	Percent of Total Space in Boston	Percent of Total Space in Current Sitefinder Records
Total City of Boston Industrial ¹	50,346,006	100.0%	NA
Total Sitefinder Records ²	26,495,891	52.6%	100.0%
Total Current Sitefinder Records ³	17,741,024	35.2%	66.9%
Total Current Sitefinder Records with Some Space Available ⁴	13,555,726	26.9%	51.2%
Total Vacant Space in Current Sitefinder Records ⁴	7,513,319	14.9%	28.4%

¹ Assessor's Records, City of Boston.

² 546 sites obtained from surveys of owners and brokers begun in 1991.

³ 332 sites based on responses to surveys at the end of 1995 & early 1996.

⁴ 238 sites based on responses to surveys at the end of 1995 & early 1996.

According to records from the Assessor's office of the City, there are more than 50 million square feet (SF) of space in Boston classified as industrial. **SITEFINDER** records accumulated over the past five years include 546 sites with more than 26 million SF, or about 53% of that total.

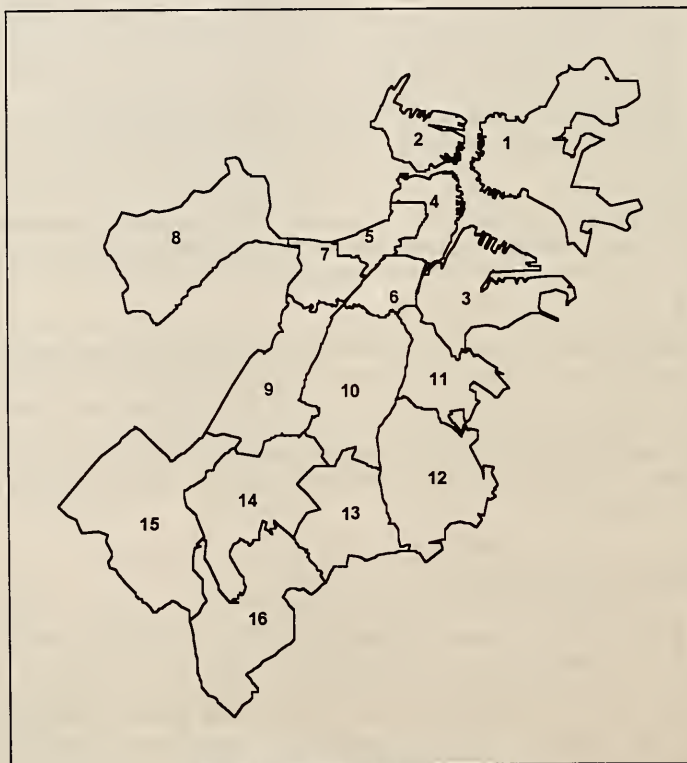
However, as noted earlier, **SITEFINDER** is updated by survey annually, and not every property owner or broker chooses to participate or is able to be identified. As a result, current or active listings tend to be less than the total set of records in the system. This year, a total of 332 properties with nearly 18 million SF of space were actively listed with **SITEFINDER**. Of those properties currently listed, slightly more than half of them - 238 sites - have more than 7.5 million SF of available vacant space in Boston's neighborhoods.

NEIGHBORHOOD LISTINGS

SITEFINDER is divided into sections representing Boston's neighborhoods. Boston's 16 neighborhoods have historically been defined by BRA/EDIC as the city's planning districts and reflect the city's traditional neighborhoods as closely as possible. Since they were first established, these neighborhood planning districts have been used as the basis for planning growth and development, establishing zoning regulations, and studying demographic changes over time. Boston's neighborhoods are listed in Table 2 below and shown on the map which follows. Additional economic and demographic information is available on each neighborhood from BRA/EDIC.

Table 2
Boston's Neighborhoods

Neighborhood	BRA/EDIC Planning District	Neighborhood	BRA/EDIC Planning District
East Boston	1	Jamaica Plain	9
Charlestown	2	Roxbury	10
South Boston	3	North Dorchester	11
Central	4	South Dorchester	12
Back Bay - Beacon Hill	5	Mattapan - Franklin	13
South End	6	Roslindale	14
Fenway - Kenmore	7	West Roxbury	15
Allston - Brighton	8	Hyde Park	16



Map of Boston's Neighborhoods

SITEFINDER lists only industrial sites in Boston that are currently being marketed by the site owners or brokers who participated in the 1996 **SITEFINDER** survey conducted at the end of 1995. (Most records in this year's book were updated by the end of January 1996.) Also included are publicly owned sites identified from city or state records.

Table 3 lists the neighborhoods of the city and the amount of space available in each. About 64% of the space, or 4.8 million square feet of the total 7.5 million square feet available, is located in four neighborhoods - South Boston, Charlestown, Roxbury and Allston-Brighton. South Boston accounts for 25.3% of the leasable space, Charlestown 15.4%, Roxbury 12.5%, and Allston-Brighton 10.5%. The least amount of available space is found in Mattapan, Roslindale and West Roxbury, which are all under 1%.

Table 3
Leasable Industrial Space in Buildings with Available Space
in Boston's Neighborhoods

Neighborhood	Total Space (SF) in Available Buildings	Vacant Space (SF) in Available Buildings	Percent of Total Available Space
Allston-Brighton	1,071,211	792,080	10.5%
Central Boston ¹	595,000	375,600	5.0%
Charlestown ²	1,646,539	1,153,539	15.4%
North Dorchester	182,500	182,500	2.4%
South Dorchester	492,900	420,200	5.6%
East Boston	980,000	505,500	6.7%
Hyde Park	793,722	635,489	8.5%
Jamaica Plain	466,590	313,570	4.2%
Mattapan	40,000	13,000	0.2%
Roslindale	54,500	54,500	0.7%
Roxbury	1,213,582	941,709	12.5%
South Boston ³	5,296,182	1,902,132	25.3%
South End	603,000	203,500	2.7%
West Roxbury	120,000	20,000	0.3%
Total City	13,555,726	7,513,319	100%

¹ Includes Downtown, Back Bay-Beacon Hill, Chinatown and Fenway-Kenmore.

² Includes the Charlestown Navy Yard.

³ Includes the Marine Industrial Park (MIP)

Table 4 presents the distribution of total industrial space across Boston's neighborhoods as currently listed in **SITEFINDER's** records. As noted above, owners or brokers responded to BRA/EDIC's survey by listing 332 sites with a total of 17.7

million square feet of space. Of these sites, 238 have a total of 7.5 million square feet of available space.

Five neighborhoods - South Boston, Charlestown, Allston-Brighton, South End, Roxbury and East Boston - account for 78.9% of all the industrial space in Boston as listed in SITEFINDER's records. Over 36% of the total space is located in South Boston, which includes Marine Industrial Park. The next largest concentration of industrial space is in Charlestown (9.6%), which includes the Navy Yard. Other neighborhoods with significant industrial space are Allston-Brighton (8.6%), the South End (8.4%), Roxbury (8.3%), and East Boston (7.2%). The remaining ten neighborhoods have a total of 21.1% of the industrial space in the city.

The total vacancy rate for the 332 sites listed is 42.3%. (Vacancy rates are not comparable from year to year because each year may have different listings.) West Roxbury has the lowest vacancy rate - 8.4%, followed by the South End with 13.7%. The highest vacancy rates are found in North Dorchester (86.5%), South Dorchester (73.8%), and Charlestown (70%).

Table 4
Industrial Space in Boston Reported by Owners and Brokers
in Sitefinder Survey as of End of 1995

Neighborhood	Total Space (SF) in Sitefinder Buildings	Percent of Total Listed Space (SF)	Occupied Space (SF)	Vacant Space (SF) in Available Buildings	Vacancy Rate
Allston-Brighton	1,530,431	8.6%	738,351	792,080	51.8%
Central Boston ¹	1,001,647	5.6%	626,047	375,600	37.5%
Charlestown ²	1,696,539	9.6%	543,000	1,153,539	68.0%
North Dorchester	211,100	1.2%	28,600	182,500	86.5%
South Dorchester	569,100	3.2%	148,900	420,200	73.8%
East Boston	1,269,600	7.2%	764,100	505,500	39.8%
Hyde Park	966,922	5.5%	331,433	635,489	65.7%
Jamaica Plain	639,590	3.6%	326,020	313,570	49.0%
Mattapan	40,000	0.2%	27,000	13,000	32.5%
Roslindale	90,500	0.5%	36,000	54,500	60.2%
Roxbury	1,470,930	8.3%	529,221	941,709	64.0%
South Boston ³	6,533,128	36.8%	4,630,996	1,902,132	29.1%
South End	1,483,000	8.4%	1,279,500	203,500	13.7%
West Roxbury	238,537	1.3%	218,537	20,000	8.4%
Total City	17,741,024	100%	10,227,705	7,513,319	42.3%

¹ Includes Downtown, Back Bay-Beacon Hill, Chinatown and Fenway-Kenmore.

² Includes the Charlestown Navy Yard

³ Includes the Marine Industrial Park (MIP)

The index which follows displays the available buildings and land by size, street location and neighborhood.

The site profiles follow the index and are presented in alphabetical order according to street name. Separating each neighborhood section is a divider showing a map of the neighborhood and the neighborhood's location with reference to the city as a whole. Also displayed are the neighborhood's major roadways and its ZIP Codes. Available industrial sites are represented by a dot on each map.

Within each neighborhood section, each site is described in a one-page profile including information provided by the owner or broker, such as the size of the building or land, space available, lease or sale terms, building description, transportation access, and the name of a contact person.

The **SITEFINDER** classifies leasable industrial building space into the following three categories (where data make it possible):

- TYPE I: Quality industrial space (no major renovations needed) at a reasonable price and with favorable lease terms -- typically used for manufacturing.
- TYPE II: Industrial space with amenities and of high quality -- space primarily used by high-tech and R&D firms.
- TYPE III: Industrial space that requires some capital investment, has unfavorable lease terms (less than 5 years), or is located in an area undergoing use changes -- space primarily used for warehousing/storage and distribution.

The City of Boston is committed to retaining and creating quality job opportunities for Boston residents. **SITEFINDER** is a tool that will enable the City to continue its commitment to create more jobs for its residents by helping companies to expand and locate in Boston. We hope that you will find this publication useful and interesting.

INDEX OF BUILDINGS FOR SALE OR LEASE

NEIGHBORHOOD

Sq.Ft. Available	Site Address	Status
ALLSTON-BRIGHTON		
3,000	20 Linden Street	For Lease
5,700	367 Western Ave	For Lease
10,000	287 Western Avenue	For Lease
12,800	28 Travis Street	For Lease
17,000	90 - 100 Windom Street	For Lease
33,450	77 Guest Street	For Sale or Lease
45,000	1380 Soldier's Field Road	For Sale
68,000	155 North Beacon Street	For Lease
75,000	33 Everett Street	For Sale or Lease
108,810	145 Newton Street	For Sale or Lease
200,000	115 Cambridge Street	For Lease
213,320	60 Everett Street	For Sale or Lease
CENTRAL BOSTON		
1,000	125 Lincoln Street	For Lease
4,000	33 Harrison Avenue	For Lease
6,000	28 Piedmont Street	For Sale
26,000	42 - 44 Chauncy Street	For Sale or Lease
28,600	1260 Boylston Street	For Lease
70,000	131 Beverly Street	For Lease
240,000	226 Causeway Street	For Sale or Lease
CHARLESTOWN		
8,958	Building 60	For Sale or Lease
26,000	66 Cambridge Street	For Sale or Lease
40,000	420 - 438 Rutherford Avenue	For Sale or Lease
43,000	90 Cambridge Street	For Sale or Lease
154,364	Building 58	For Sale or Lease
200,000	465 Medford Street	For Lease
200,000	425 - 444 Medford Street	For Lease
225,000	529 Main Street	For Lease
256,217	Terminal Street	For Lease
DORCHESTER - NORTH		
1,500	1133 Dorchester Avenue	For Sale or Lease
6,000	3 Norwood Street	For Lease
10,000	20 West Howell Street	For Lease
15,000	1141 Dorchester Ave	For Sale or Lease
150,000	1100 Massachusetts Avenue	For Sale or Lease
DORCHESTER - SOUTH		
1,000	193 Talbot Avenue	For Sale or Lease
1,800	1244 Dorchester Ave/12-14 Hoyt St	For Sale or Lease
2,584	305 - 319 Talbot Avenue	For Sale
2,700	60 Clayton Street	For Lease
4,000	35 Tenean Street	For Lease
5,000	103 Clayton Street	For Lease
6,772	15 Bay Street	For Sale or Lease
24,000	95 Freeport Street	For Sale or Lease

INDEX OF BUILDINGS FOR SALE OR LEASE

NEIGHBORHOOD

Sq.Ft. Available	Site Address	Status
DORCHESTER - SOUTH (cont.)		
24,000	140 Granite Avenue	For Lease
25,000	67 - 85 Freeport Street	For Sale or Lease
25,000	79-83 Freeport Street	For Sale or Lease
26,000	489 Gallivan Blvd	For Sale
30,625	500 Neponset Avenue	For Sale or Lease
32,000	250 - 258 Woodrow Avenue	For Sale or Lease
44,000	60 Tenean Street	For Sale or Lease
45,719	74 Lawley Street	For Sale or Lease
120,000	690 Dudley Street	For Lease
EAST BOSTON		
3,000	220 McClellan Highway	For Lease
4,000	80 Border Street	For Lease
4,000	100 Condor Street	For Lease
5,000	440 McClellan Highway	For Lease
6,000	266 Border Street	For Lease
8,500	944 Bennington Street	For Lease
70,000	175 McClellan Hwy	For Lease
195,000	156 Porter Street	For Lease
210,000	156 Porter Street	For Sale or Lease
HYDE PARK		
1,500	891 Hyde Park Avenue	For Lease
2,000	893 Hyde Park Avenue	For Lease
3,650	39 Sprague Street	For Sale
4,500	1217 Hyde Park Avenue	For Lease
10,000	1616 Hyde Park Avenue	For Lease
10,000	54 Walter Street	For Lease
11,527	1295 River Street	For Sale or Lease
11,812	1214 Hyde Park Avenue	For Sale
12,000	1211-1215 Hyde Park Avenue	For Lease
15,000	1587 Hyde Park Avenue	For Lease
15,000	63 & 67 Sprague Street	For Lease
20,000	130 Bradlee Street	For Lease
22,500	50 Sprague Street	For Sale or Lease
23,000	45 Walter Street	For Lease
25,000	21 Industrial Drive	For Sale or Lease
27,000	1660 Hyde Park Avenue	For Sale or Lease
30,000	1575 Hyde Park Avenue	For Lease
40,000	1415 Hyde Park Avenue	For Lease
40,000	1641 - 1645 Hyde Park Avenue	For Sale or Lease
40,000	1715 Hyde Park Avenue	For Lease
40,000	1641 Hyde Park Avenue	For Sale or Lease
100,000	31 Industrial Drive	For Sale or Lease
131,000	31 Industrial Drive	For Sale or Lease
JAMAICA PLAIN		
700	14 Brookley Road	For Lease
1,000	37 Brookley Road	For Lease

INDEX OF BUILDINGS FOR SALE OR LEASE

NEIGHBORHOOD

Sq.Ft. Available	Site Address	Status
JAMAICA PLAIN (cont.)		
2,000	50 Stedman Street	For Lease
3,000	115 Brookside Avenue	For Lease
3,500	76 Stonley Road	For Sale or Lease
6,500	84 Stonley Road	For Sale
8,180	31 Germania Street	For Lease
14,040	3595 Washington Street	For Lease
26,650	3368 Washington Street	For Sale or Lease
40,000	31 Heath Street	For Sale or Lease
40,000	3390 Washington Street	For Lease
60,000	3175 Washington Street	For Sale or Lease
108,000	3529 Washington Street	For Sale or Lease
MATTAPAN		
13,000	33 Mildred Avenue	For Lease
ROSLINDALE		
4,500	640 Hyde Park Ave	For Lease
25,000	28 Mahler Road	For Sale or Lease
25,000	49 - 99 Mahler Road	For Lease
ROXBURY		
1,658	116 - 118 Roxbury Street	For Sale
3,100	104 - 108 Warren Street	For Sale
3,710	345 - 345A Blue Hill Avenue	For Sale
4,600	70 Vaughn Avenue	For Sale
7,541	51 - 59 - 71 Amory Street	For Lease
8,000	76 Shirley Street	For Sale or Lease
8,400	1960 Washington Street	For Lease
10,000	1132 - 1138 Blue Hill Avenue	For Sale or Lease
22,100	85 Bragdon St	For Sale or Lease
25,000	65 Allerton Street A	For Sale or Lease
30,000	2101 Washington Street	For Lease
32,000	67 Vaughn Avenue	For Sale
33,600	16 Howard Street/29 Norfolk Avenue	For Sale or Lease
40,000	23 Heath St	For Sale
50,000	817 Albany Street	For Sale or Lease
50,000	100 Norfolk Avenue	For Lease
60,000	85 Kemble Street	For Lease
198,200	960 Harrison Avenue	For Sale
353,800	960 Harrison Avenue	For Sale
SOUTH BOSTON		
0	320 D Street	
3,500	369 Congress Street	For Lease
3,750	212 Old Colony Avenue	For Lease
4,700	417 West Broadway	For Lease
5,000	325 D Street	For Lease
5,500	36 West Broadway Street	For Lease
6,000	10 Alger Street	For Lease

INDEX OF BUILDINGS FOR SALE OR LEASE

NEIGHBORHOOD

Sq.Ft. Available	Site Address	Status
SOUTH BOSTON (cont.)		
6,000	205 West First St	For Lease
7,000	190 Old Colony Ave	For Sale or Lease
7,100	49 Melcher Street	For Lease
7,500	354 Congress Street	For Lease
7,500	307 West First Street	For Lease
10,000	409 Dorchester Ave	For Sale
11,700	215 A Street	For Lease
14,000	89 Damrell Street	For Lease
15,000	319 A Street, Rear	For Lease
15,000	348 Congress Street	For Lease
15,000	105 West First Street (at A Street)	For Lease
15,600	388 East Eighth Street	For Sale or Lease
16,000	316 Summer Street	For Lease
16,000	380 Dorchester Avenue	For Sale
16,000	368 Congress Street	For Lease
16,500	474 Dorchester Avenue	For Lease
17,200	322 Summer Street	For Lease
18,000	369 - 383 - 385 Dorchester Avenue	For Lease
19,626	327 Summer Street	For Lease
22,000	44 Stillings Street	For Lease
22,000	25 - 41 P Street	For Sale
26,500	168 A Street	For Lease
30,000	365 Dorchester Avenue	For Lease
31,460	281 Summer Street	For Lease
31,500	647 Summer Street	For Lease
35,000	340 C Street	For Sale or Lease
41,376	288 A Street	For Lease
42,920	12 Farnsworth Street	For Lease
60,000	7 Elkins Street	For Sale or Lease
66,000	169 A Street	For Lease
85,000	321 Summer Street	For Lease
109,000	53 Fargo St	For Lease
120,000	415 Summer Street	For Sale
121,500	483 - 493 C Street	For Sale
125,000	249 West Second Street	For Sale
150,000	451 D Street	For Lease
225,000	14 - 16 Greenbaum Street	For Sale or Lease
SOUTH BOSTON - MIP		
4,000	22 Drydock Avenue	For Lease
10,000	12 Channel Street	For Lease
75,000	21 - 23 - 25 Drydock Avenue	For Lease
89,700	27 Drydock Avenue	For Lease
100,000	1 Design Center Place	For Lease
SOUTH END		
3,000	90 Wareham Street	For Lease
7,500	1724 Washington Street	For Sale
8,500	129 Malden Street	For Lease

INDEX OF BUILDINGS FOR SALE OR LEASE

NEIGHBORHOOD

Sq.Ft. Available	Site Address	Status
SOUTH END (cont.)		
10,000	120 - 141 Newmarket Square	For Lease
16,000	1682 Washington Street	For Sale
17,500	242 East Berkeley Street	For Lease
20,000	560 Harrison Avenue	For Lease
55,000	1234 Washington Street	For Lease
66,000	2000 Washington Street	For Lease
WEST ROXBURY		
20,000	219 - 225 Rivermoore Street	For Lease

INDEX OF LAND FOR SALE OR LEASE

NEIGHBORHOOD

Sq.Ft. Available	Site Address	Status
ALLSTON-BRIGHTON		
30,000	1380 Soldier's Field Road	For Sale
470,448	60 Everett Street	For Sale or Lease
CENTRAL BOSTON		
6,931	68 - 72 Warrenton/Charles Street	For Sale
7,557	69 - 75 Tyler St./162 - 170 Harrison	For Sale
18,714	52 - 58 Tyler Street/Hudson Street	For Sale
25,272	36 - 70 Fulton Street	For Sale
42,662	Park Plaza/Charles/Stuart Streets	For Sale
CHARLESTOWN		
11,730	Main Street/Mishawum Street	For Sale
19,853	3 Walker Street	For Sale
26,000	90 Cambridge Street	For Sale or Lease
46,667	Building 108	For Sale
50,094	420 - 438 Rutherford Avenue	For Sale or Lease
59,366	Spice Street and Cambridge Street	For Sale or Lease
68,496	Bunker Hill/Main Street	For Sale
126,497	41 Terminal Street	For Sale
132,641	Terminal Street	For Lease
163,350	66 Cambridge Street	For Sale or Lease
265,482	Austin & Sandgrow Streets	For Sale
286,875	Parcel 5, Drydock 5	For Sale or Lease
450,000	425 - 444 Medford Street	For Lease
696,960	265 Medford Street	For Lease
DORCHESTER - NORTH		
10,000	1133 Dorchester Avenue	For Sale or Lease
13,756	Fields Court	For Sale
217,800	1100 Massachusetts Avenue	For Sale or Lease
217,800	65 Bay Street	For Lease
DORCHESTER - SOUTH		
5,000	103 - 105 Clayton Street	For Lease
7,000	95 Freeport Street	For Sale or Lease
14,433	74 Park Street	
25,000	15 Bay Street	For Sale or Lease
30,000	79-83 Freeport Street	For Sale or Lease
31,000	67 - 85 Freeport Street	For Sale or Lease
87,000	1280-1298 Dorchester Avenue	For Sale or Lease
95,000	193 Talbot Avenue	For Sale or Lease
115,000	140 Granite Avenue	For Lease
118,919	500 Neponset Avenue	For Sale or Lease
146,000	1244 Dorchester Ave/12-14 Hoyt St	For Sale or Lease
148,000	1240 - 1290 - 1294 Dorchester Avenue	
EAST BOSTON		
260,000	345-365 McClellan Highway	For Sale or Lease
261,360	345 McClellan Highway	
345,000	440 McClellan Highway	For Lease

INDEX OF LAND FOR SALE OR LEASE

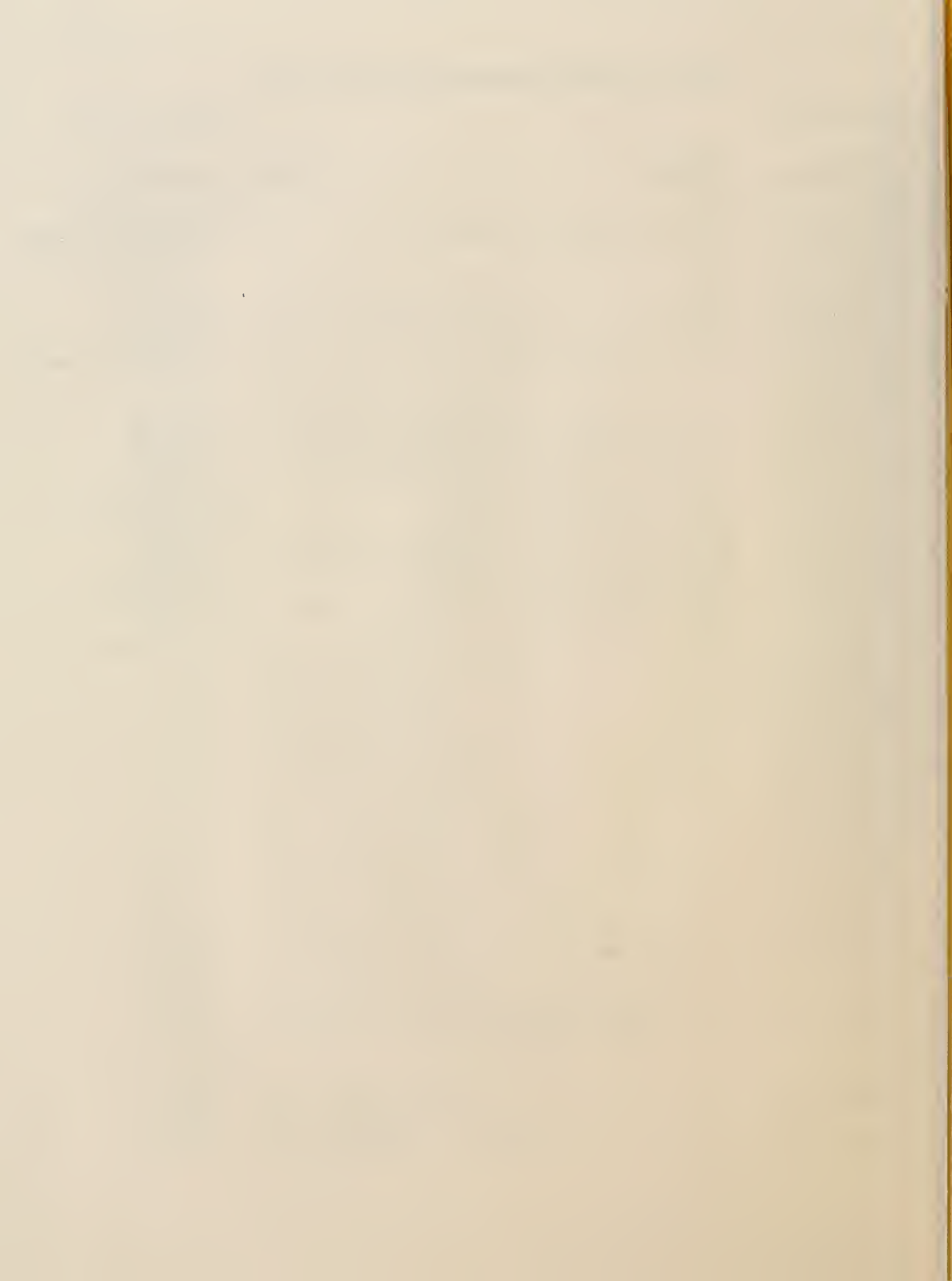
NEIGHBORHOOD

Sq.Ft. Available	Site Address	Status
EAST BOSTON (cont.)		
622,878	102 - 148 Border Street	For Sale or Lease
HYDE PARK		
6,000	1750 Hyde Park Avenue	For Lease
6,000	1211-1215 Hyde Park Avenue	For Lease
8,671	16 - 24 Pingree Street	For Sale
52,272	1641 - 1645 Hyde Park Avenue	For Sale or Lease
65,340	1660 Hyde Park Avenue	For Sale or Lease
87,000	21 Industrial Drive	For Sale or Lease
87,120	1665 Hyde Park Avenue	For Lease
150,000	39 Sprague Street	For Sale
152,460	1415 Hyde Park Avenue	For Lease
197,000	31 Industrial Drive	For Sale or Lease
292,000	31 Industrial Drive	For Sale or Lease
JAMAICA PLAIN		
5,000	50 Stedman Street	For Lease
19,000	76 Stonley Road	For Sale or Lease
ROSLINDALE		
6,565	28 Mahler Road	For Sale or Lease
ROXBURY		
1,356	95 - 97 Dudley Street	For Sale
4,371	2397 Washington Street	For Sale
4,467	104 - 108 Warren Street	For Sale
6,000	97 Heath Street	For Sale or Lease
11,060	436 Warren Street	For Sale
12,018	Veron/Whittier Street	For Sale
12,802	175 - 177 Ruggles Street	For Sale or Lease
15,595	17 Williams Street	For Sale
15,754	100 - 112 Dudley Street	For Sale
17,903	288 - 298 Dudley Street	For Sale
19,209	104 - 106 Roxbury Street	For Sale
22,500	1960 Washington Street	For Lease
25,136	Roxbury/Shawmut Streets	For Sale
26,077	1130 - 1132 Tremont Street	For Sale
28,300	77 Terrace Street	For Sale or Lease
30,000	67 Vaughn Avenue	For Sale
41,452	South Service Drive/Sterling Street	For Sale
55,311	20 Townsend Street	For Sale
72,782	165 Terrace Street	
85,729	Washington Street (Blair Site)	For Sale
116,712	4 Brinton/2822 Washington Street	For Sale
SOUTH BOSTON		
19,166	25 - 41 P Street	For Sale
29,621	415 Summer Street	For Sale
43,000	320 D Street	
43,000	380 Dorchester Avenue	For Sale

INDEX OF LAND FOR SALE OR LEASE

NEIGHBORHOOD

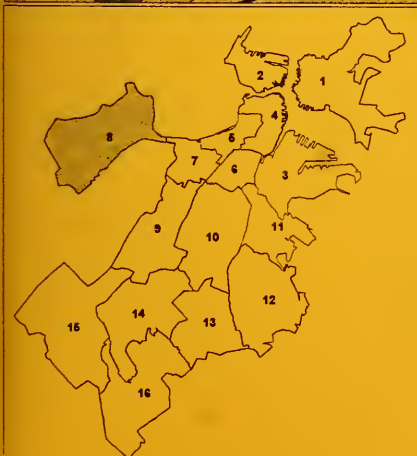
Sq.Ft. Available	Site Address	Status
SOUTH BOSTON (cont.)		
65,340	14 - 16 Greenbaum Street	For Sale or Lease
261,360	31 Fargo Street	For Sale or Lease
SOUTH BOSTON - MIP		
40,879	Parcel A	For Lease
69,249	Parcel C1	For Lease
95,824	Parcel B	For Lease
98,000	290 Northern Avenue	For Sale or Lease
SOUTH END		
1,075	129 East Berkeley Street	For Sale
2,281	137 - 139, 141 - 143 Berkeley Street	For Sale
8,557	263 - 265 Northampton Street	For Sale
12,678	15 - 23 - 35 East Lenox Street	For Sale
13,259	636 - 640 Harrison Avenue	For Sale
13,349	642 - 656 Harrison Avenue	For Sale
15,301	433 - 443 Harrison Avenue	For Sale
20,644	985 - 1007 Tremont Street	For Sale
20,979	Plympton/East Dedham Street	For Sale
32,904	698 - 708 Columbus Avenue	For Sale
33,113	678 - 680 Shawmut Avenue	For Sale
52,650	1198 - 1206 Washington Street	For Sale





Allston - Brighton

Land and Buildings for Sale or Lease





BRA / EDIC

Building space for lease in ALLSTON-BRIGHTON

Type: III

SITE

115 Cambridge Street
Allston MA 02134

CONTACT PERSON

Francis V. Cunningham, Broker
Beal & Company, Inc.
177 Milk Street
Boston MA 02109
Phone: 617-451-2100

In Empowerment Zone: N

SIZE

Total Building Space:	200,000 Sq.Ft
Building Space Available:	200,000 Sq.Ft
For Manuf./Warehouse:	200,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	200,000 Sq.Ft

LEASE TERMS

Rent: Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 21.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 400

Utilities: Separate.

Features: Loading docks available.

Sprinklers: Partial.

Renovations: Depends on use.

Description:

TRANSPORTATION

Public Trans: On MBTA bus route, or within 2 blocks.

Rail Trans: None.

Port Access: None.

Highway Trans: Mass Pike and Storrow Drive, 1 mile.

Distance to Airport: 3.0 miles

SITE USES

Warehouse.

COMMENTS

Rent is negotiable.

BRA / EDIC

Building space for sale/lease in ALLSTON-BRIGHTON

Type: I

SITE

Legal Sea Foods Building
33 Everett Street
Allston MA 02134

In Empowerment Zone: N

CONTACT PERSON

Lisa LaBrecque, Broker
The Beal Companies
177 Milk Street
Boston MA 02109
Phone: 617-451-2100

SIZE

Total Building Space:	75,000 Sq.Ft
Building Space Available:	75,000 Sq.Ft
For Manuf./Warehouse:	60,000 Sq.Ft
For Industrial Office:	15,000 Sq.Ft
For R&D:	0 Sq.Ft

LEASE/SALE TERMS

Rent:

Sale price:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities:

Features: Cold storage area. Mfng space fit-out for food production.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Buses to and from Boston, Harvard Sq., Watertown, Brookline.
Rail Trans:	
Port Access:	
Highway Trans:	To Mass Pike.

COMMENTS

BRA / EDIC

Building space for lease in ALLSTON-BRIGHTON

Type: II

SITE

International Power Devices
20 Linden Street
Allston MA 02134

In Empowerment Zone: N

CONTACT PERSON

Jeff Yeh, Owner
International Power Devices
20 Linden Street
Boston MA 02134
Phone: 617-782-3331 ext. 109

SIZE

Total Building Space:	57,900 Sq.Ft
Building Space Available:	3,000 Sq.Ft
For Manuf./Warehouse:	0Sq.Ft
For Industrial Office:	3,000 Sq.Ft
For R&D:	0Sq.Ft
Building Foot Print:	15,000 Sq.Ft

LEASE TERMS

Rent: \$12.00/Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: 1988 Floors: 3.0

Stud Height: 14.00	Loading Docks: 2 Tailboards, 1 Drive-in.
Freight Elevators: 1	Parking Spaces: 39

Utilities: All.

Features:

Sprinklers: Full.

Description: Brick and beam turn-of-century renovation.

TRANSPORTATION

Public Trans:	Bus #64: Oak Square - Central Square Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	1 block to Harvard/Cambridge Avenue. Mass. Pike, 1/4 mile.
Distance to Airport:	3.0 miles

SITE USES

Industrial office, R&D.

COMMENTS

BRA / EDIC

Building space for lease in ALLSTON-BRIGHTON

Type: II

SITE

28 Travis Street
Allston MA 02134

In Empowerment Zone: N

CONTACT PERSON

Francis V. Cunningham, Broker
Beal & Company, Inc.
177 Milk Street
Boston MA 02109
Phone: 617-451-2100

SIZE

Total Building Space:	67,041 Sq.Ft
Building Space Available:	12,800 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	12,800 Sq.Ft
For R&D:	0 Sq.Ft

LEASE TERMS

Rent: Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities: Separate.

Features: Parking and loading docks available.

Sprinklers: Full.

Renovations: Depends on tenant.

Description:

TRANSPORTATION

Public Trans:	Bus #86: Union Square - Harvard Square (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Cambridge Street to Western Avenue to Mass Pike, 1/2 mile.
Distance to Airport:	3.0 miles

SITE USES

Industrial office.

COMMENTS

Rent is negotiable.

BRA / EDIC

Building space for lease in ALLSTON-BRIGHTON

Type: I

SITE

287 Western Avenue
Allston MA 02134

In Empowerment Zone: N

CONTACT PERSON

Francis V. Cunningham, Broker
Beal & Company, Inc.
177 Milk Street
Boston MA 02109
Phone: 617-451-2100

SIZE

Total Building Space:	20,000 Sq.Ft
Building Space Available:	10,000 Sq.Ft
For Manuf./Warehouse:	10,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	15,000 Sq.Ft

LEASE TERMS

Rent: Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 0.00	Loading Docks: 4 Drive-in (14').
Freight Elevators: 0	Parking Spaces: 20

Utilities:	Separate.
Amps:	Volts: 207/400 Phase:
Features:	Fully air conditioned office; concrete floors.
Sprinklers:	
Description:	Prior use - electrical supply/contractors.

TRANSPORTATION

Public Trans:	MBTA Green Line, 1/2 mile.
Rail Trans:	None
Port Access:	None
Highway Trans:	Western Avenue to North Harvard Street to Mass Pike (I-90).
Distance to Airport:	3.0 miles

SITE USES

Manufacturing, warehouse, office

COMMENTS

Rent is negotiable. 5,000 SF on each floor.

BRA / EDIC

Building space for lease in ALLSTON-BRIGHTON

Type:

SITE

367 Western Ave
367 Western Ave
Allston MA 02134

In Empowerment Zone: N

CONTACT PERSON

Francis V. Cunningham, Broker
Beal & Company, Inc.
177 Milk St.
Boston MA 02109
Phone:

SIZE

Total Building Space:	6,800 Sq.Ft
Building Space Available:	5,700 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	3,400 Sq.Ft
For R&D:	2,300 Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 0.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities:

Features:
Sprinklers:
Description:

TRANSPORTATION

Public Trans:
Rail Trans:
Port Access:
Highway Trans:

COMMENTS

BRA / EDIC

Building space for lease in ALLSTON-BRIGHTON

Type: II

SITE

Windom Office & Industrial Park
90 - 100 Windom Street
Allston MA 02134

In Empowerment Zone: N

CONTACT PERSON

Francis V. Cunningham, Broker
Beal & Company, Inc.
177 Milk Street
Boston MA 02109
Phone: 617-451-2100

SIZE

Total Building Space:	114,890 Sq.Ft
Building Space Available:	17,000 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	11,000 Sq.Ft
For R&D:	8,567 Sq.Ft

Available Subdivision: Available units: 5000-6000 SF: 11,000 SF

LEASE TERMS

Rent: Triple Net

BUILDING DESCRIPTION

Year Completed: 1980 Year Renovated: Floors: 2.0

Stud Height: 10.00	Loading Docks: 1 Drive-in bay.
Freight Elevators: 0	Parking Spaces: 20

Utilities: Separate.

Features:

Sprinklers:

Renovations: Depends on use.

Description: Multi-building complex.

TRANSPORTATION

Public Trans:	MBTA Green Line, 1/2 mile.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Cambridge Street to Mass. Pike (I-90), 1/4 mile.
Distance to Airport:	3.0 miles

SITE USES

R&D, industrial office.

COMMENTS

Rent is negotiable.

BRA / EDIC

Building/Land space for sale/lease in ALLSTON-BRIGHTON Type: I

SITE

Ryerson Steel Building
60 Everett Street
Brighton MA 02135

In Empowerment Zone: N

CONTACT PERSON

Joseph Flynn, Broker
RM Bradley & Company, Inc.
250 Boylston Street
Boston MA 02116
Phone: 617-329-6780

SIZE

Total Building Space: 213,320 Sq.Ft
Building Space Available: 213,320 Sq.Ft
 For Manuf./Warehouse: 213,320 Sq.Ft
 For Industrial Office: 0 Sq.Ft
 For R&D: 0 Sq.Ft
Building Foot Print: 213,320 Sq.Ft

Open Space Available: 470,448 Sq.Ft
Parcel Size: 10.80 Acres

LEASE/SALE TERMS

Rent:

Sale price:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 20.00 Loading Docks:
Freight Elevators: 0 Parking Spaces:

Utilities:

Features:

Sprinklers:

Description: Excellent visibility from Mass Turnpike.

TRANSPORTATION

Public Trans: MBTA Green Line; Bus on Western Avenue to Mass Turnpike.
Rail Trans: Yes.
Port Access: None.
Highway Trans: Abuts Masspike; Everett St. to Western Ave. to Masspike.
Distance to Airport: 4.0 miles

SITE USES

Industrial.

COMMENTS

Lease and sale price are negotiable.
Available for conversion. Parking lot available.

BRA / EDIC

Building space for sale/lease in ALLSTON-BRIGHTON

Type: I

SITE

Cox Engineering
77 Guest Street
Brighton MA 02135

In Empowerment Zone: N

CONTACT PERSON

William J. Nealon, Owner
W.J. Nealon
68 Watertown Street
Watertown MA 02172
Phone: 617-926-1110

SIZE

Total Building Space:	33,450 Sq.Ft
Building Space Available:	33,450 Sq.Ft
For Manuf./Warehouse:	24,120 Sq.Ft
For Industrial Office:	9,330 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	33,450 Sq.Ft
Available Subdivision:	11,700 SF; 21,750 SF; 33,450 SF.

LEASE/SALE TERMS

Rent: \$ 5.00 - 8.00 /Sq.Ft.	Triple Net
Sale price: \$ 2,200,000	Taxes: \$ 42,000

BUILDING DESCRIPTION

Year Completed: 1957 Year Renovated: 1983 Floors: 1.0

Stud Height: 14.00	Loading Docks: 1 Tailboard; 12 14' Doors.
Freight Elevators: 0	Parking Spaces: 200

Utilities:	Gas heat.
Amps: 400	Volts: 240 Phase: 3
Features:	Large paved, drained yard.
Sprinklers:	Full.
Description:	

TRANSPORTATION

Public Trans:	Bus at Market Street.
Rail Trans:	Yes.
Port Access:	None.
Highway Trans:	To North Harvard Street to Mass Pike.
Distance to Airport:	5.0 miles

SITE USES

Manufacturing, R&D.

COMMENTS

BRA / EDIC

Building space for sale/lease in ALLSTON-BRIGHTON

Type: 1

SITE

Anderson Power Product Building
145 Newton Street
Brighton MA 02135

In Empowerment Zone: N

CONTACT PERSON

William J. Nealon, Owner
W.J. Nealon
68 Watertown Street
Watertown MA 02172
Phone: 617-926-1110

SIZE

Total Building Space: 108,810 Sq.Ft
Building Space Available: 108,810 Sq.Ft
 For Manuf./Warehouse: 92,060 Sq.Ft
 For Industrial Office: 16,750 Sq.Ft
 For R&D: 0 Sq.Ft
Building Foot Print: 108,810 Sq.Ft

LEASE/SALE TERMS

Rent: \$3.50 /Sq.Ft Triple Net
Sale price: \$ 3,500,000 Taxes: \$ 114,000
BUILDING DESCRIPTION

Year Completed: 1960 Year Renovated: Floors: 1.0

Stud Height: 20.00 Loading Docks: 4 Tailboards.
Freight Elevators: 0 Parking Spaces: 200

Utilities: Oil heat by FHW (office), FHA (plant); heavy power (500 KVA)
Amps: Volts: 208 Phase: 3
Features: Offices, locker facilities, waste compactor station.
Sprinklers: Full.
Description:

TRANSPORTATION

Public Trans: Bus #57: Watertown Square - Kenmore; #64: to Central Square.
Rail Trans: None.
Port Access: None.
Highway Trans: To Masspike, 1 mile.
Distance to Airport: 6.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

BRA / EDIC

Building space for lease in ALLSTON-BRIGHTON

Type: I

SITE

155 North Beacon Street
Brighton MA 02135

CONTACT PERSON

Dana Narlee, Broker
Pearson Associates
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

In Empowerment Zone: N

SIZE

Total Building Space:	129,000 Sq.Ft
Building Space Available:	68,000 Sq.Ft
For Manuf./Warehouse:	26,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	42,000 Sq.Ft
Building Foot Print:	98,000 Sq.Ft

LEASE TERMS

Rent: \$5.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 22.00	Loading Docks: 1 Drive-in, 1 Tailboard.
Freight Elevators: 0	Parking Spaces: 100

Utilities:

Features:

Sprinklers: Full.

Description:

TRANSPORTATION

Public Trans:	MBTA Green Line; Bus #64: Oak Sq. - Central Sq. (Red Line).
Rail Trans:	Yes.
Port Access:	None.
Highway Trans:	North Beacon Street to Cambridge Street to I-90 (Mass Pike).
Distance to Airport:	3.0 miles

SITE USES

Manufacturing, R&D, warehouse.

COMMENTS

BRA / EDIC

Building/Land space for sale in ALLSTON-BRIGHTON

Type:

SITE

1380 Soldier's Field Road
Brighton MA 02135

CONTACT PERSON

Mike Flynn, Broker
Meredith & Grew Inc.
160 Federal Street
Boston MA 02110
Phone: 617-330-8017

In Empowerment Zone: N

SIZE

Total Building Space:	45,000 Sq.Ft
Building Space Available:	45,000 Sq.Ft
For Manuf./Warehouse:	30,000 Sq.Ft
For Industrial Office:	15,000 Sq.Ft
For R&D:	0 Sq.Ft

Open Space Available:	30,000 Sq.Ft
Parcel Size:	2.00 Acres

SALE TERMS

Sale price: \$ 2,500,000

Taxes:

BUILDING DESCRIPTION

Year Completed:	Year Renovated:	Floors: 2.0
-----------------	-----------------	-------------

Stud Height: 14.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 80

Utilities:

Features:	Office on the second floor.
Sprinklers:	Full.
Description:	

TRANSPORTATION

Public Trans:	Bus #64 to Central Square, 1-2 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Soldier's Field Road and Western Avenue to Mass Pike (I-90).
Distance to Airport:	4.0 miles

SITE USES

Storage, Manufacturing, R&D, Off

COMMENTS

On 75,000 Sq.Ft. parcel.



Central Boston, incl.

- Downtown
- Back Bay - Beacon Hill
- Chinatown
- Fenway - Kenmore

Land and Buildings for Sale or Lease





BRA / EDIC

Building space for lease in CENTRAL BOSTON

Type: I

SITE

Hoffman Property
131 Beverly Street
Boston MA 02114

In Empowerment Zone: N

CONTACT PERSON

Martin Hoffman, Owner
Hoffman Company
160 North Washington Street
Boston MA 02114
Phone: 617-523-6700

SIZE

Total Building Space:	180,000 Sq.Ft
Building Space Available:	70,000 Sq.Ft
For Manuf./Warehouse:	70,000 Sq.Ft
For Industrial Office:	70,000 Sq.Ft
For R&D:	70,000 Sq.Ft
Building Foot Print:	20,000 Sq.Ft

LEASE TERMS

Rent: \$4.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1905 Year Renovated: Floors: 9.0

Stud Height: 12.00	Loading Docks: 6 Tailboards.
Freight Elevators: 3	Parking Spaces: 20

Utilities: Oil/steam heat.

Features: Brick & cement; heavy floor load; one passenger elevator.

Sprinklers: yes

Description:

TRANSPORTATION

Public Trans:	North Station (Orange & Green Lines & Commuter Rail Lines).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93, 1/2 block.
Distance to Airport:	2.0 miles

SITE USES

Light manufacturing, warehouse.

COMMENTS

BRA / EDIC

Building space for sale/lease in CENTRAL BOSTON

Type: I

SITE

Stop & Shop Building
226 Causeway Street
Boston MA 02114

In Empowerment Zone: N

CONTACT PERSON

Eilish Neff, Broker
Meredith & Grew Inc.
160 Federal Street
Boston MA 02110
Phone: 617-330-8063

SIZE

Total Building Space:	240,000 Sq.Ft
Building Space Available:	240,000 Sq.Ft
For Manuf./Warehouse:	240,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	34,280 Sq.Ft

LEASE/SALE TERMS

Rent: \$3.00 /Sq.Ft Triple Net

Sale price:

BUILDING DESCRIPTION

Year Completed: 1907 Year Renovated: Floors: 7.0

Stud Height: 12.00	Loading Docks: 10 Tailboards.
Freight Elevators: 4	Parking Spaces: 20

Utilities: Steam heat by oil.

Features: Four freight elevator.

Sprinklers: Full.

Description: Wooden floors over concrete. Floor load: 250 lbs/SF.

TRANSPORTATION

Public Trans:	North Station (Orange Line, Green Line).
Rail Trans:	Immediate access to Commuter Rail at North Station.
Port Access:	None.
Highway Trans:	I-93 N/S, 1 block.
Distance to Airport:	3.0 miles

SITE USES

Mnfg, wrhse, retail, hotel, office

COMMENTS

Refrigeration space and a pasteurizing room on the 3rd fl.
7,500 SF office space on 1st fl. Sale price is negotiable.

BRA / EDIC

Land space for sale in CENTRAL BOSTON

Type:

SITE

36 - 70 Fulton Street
Boston MA 02113

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

In Empowerment Zone: N

SIZE

Open Space Available: 25,272 Sq.Ft
Parcel Size: 0.58 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans:	Green and Blue Line Stations.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, 1/8 mile.
Distance to Airport:	1.0 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for sale/lease in CENTRAL BOSTON

Type: I

SITE

Former Boston Edison Plant
42 - 44 Chauncy Street
Boston MA 02111

In Empowerment Zone: Y

CONTACT PERSON

Julie Freedman, Owner
Lockway Management Corporation
38 Chauncy Street
Boston MA 02111
Phone: 617-426-7111

SIZE

Total Building Space:	26,000 Sq.Ft
Building Space Available:	26,000 Sq.Ft
For Manuf./Warehouse:	26,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	4,400 Sq.Ft

LEASE/SALE TERMS

Rent:	Triple Net
Sale price:	Taxes: \$ 14,000

BUILDING DESCRIPTION

Year Completed: 1919 Year Renovated: Floors: 5.0

Stud Height: 45.00	Loading Docks:
Freight Elevators: 1	Parking Spaces:

Utilities:

Features: High ceilings.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	MBTA Park Street and Downtown Crossing.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Kneeland Street to I-93 N/S.
Distance to Airport:	2.0 miles

SITE USES

Light manufacturing, storage.

COMMENTS

Rent and sale price are negotiable.

BRA / EDIC

Building space for lease in CENTRAL BOSTON

Type: II

SITE

ILGWU Building
33 Harrison Avenue
Boston MA 02111

In Empowerment Zone: Y

CONTACT PERSON

Sam Giurleo, Owner
Ladies Garment Workers Center, Inc.
33 Harrison Avenue, 8th Floor
Boston MA 02111
Phone: 617-426-1515

SIZE

Total Building Space:	80,000 Sq.Ft
Building Space Available:	4,000 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	4,000 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	2,000 Sq.Ft

LEASE TERMS

Rent: \$ 5.22 - 6.50 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: 1920 Year Renovated: Floors: 8.0

Stud Height: 16.00	Loading Docks:
Freight Elevators: 2	Parking Spaces: 10

Utilities:

Features: Wooden floors.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Washington Street Station (Orange & Red Lines).
Rail Trans:	Commuter Rail at South Station.
Port Access:	None.
Highway Trans:	Knapp Street to Kneeland Street to I-93 N/S.
Distance to Airport:	3.0 miles

SITE USES

Industrial office.

COMMENTS

There is a commercial loading zone nearby.

BRA / EDIC

Building space for lease in CENTRAL BOSTON

Type: I

SITE

125 Lincoln Street
Boston MA 02111

In Empowerment Zone: Y

CONTACT PERSON

Paul Brown, Owner
Paul Brown Inc.
125 Lincoln Street
Boston MA 02111
Phone: 617-542-0131

SIZE

Total Building Space:	1,000 Sq.Ft
Building Space Available:	1,000 Sq.Ft
For Manuf./Warehouse:	1,000 Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft

Available Subdivision: 2nd floor.

LEASE TERMS

Rent: \$ 9.00 - 9.50 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: 1930 Year Renovated: 1990 Floors: 5.0

Stud Height: 8.00	Loading Docks: Loading ramp.
Freight Elevators: 1	Parking Spaces:

Utilities:

Features:
Sprinklers: 8
Renovations: None.
Description: Space located on second floor of parking garage building

TRANSPORTATION

Public Trans:	South Station (Red Line).
Rail Trans:	South Station.
Port Access:	Yes.
Highway Trans:	To I-93 N/S, MassPike.
Distance to Airport:	2.5 miles

SITE USES

Light Manufacturing, office.

COMMENTS

BRA / EDIC

Land space for sale in CENTRAL BOSTON

Type:

SITE

Park Plaza/Charles/Stuart Streets
Boston MA 02117

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 42,662 Sq.Ft
Parcel Size: 1.00 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans: Arlington or Boylston Street Stations(Green Line), 2 blocks.
Rail Trans: None.
Port Access: Yes.
Highway Trans: To Mass Pike.
Distance to Airport: 1.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for sale in CENTRAL BOSTON

Type:

SITE

28 Piedmont Street
Boston MA 02116

In Empowerment Zone: N

CONTACT PERSON

Warren Brown, Broker
Boston Commercial Properties
70 Walnut St.
Wellesley MA 02181
Phone: 617-239-8233

SIZE

Total Building Space:	6,000 Sq.Ft
Building Space Available:	6,000 Sq.Ft
For Manuf./Warehouse:	6,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	4,500 Sq.Ft

SALE TERMS

Sale price: \$ 450,000

Taxes:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 17.00	Loading Docks: 2 Drive-in.
Freight Elevators: 0	Parking Spaces: 4

Utilities:

Features:

Sprinklers:

Description:

TRANSPORTATION

Public Trans:	Arlington Street (Green Line); NE Med Center (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Near Mass Pike; Expressway 1/2 mile away.
Distance to Airport:	2.0 miles

SITE USES

Light manufacturing, office.

COMMENTS

BRA / EDIC

Land space for sale in CENTRAL BOSTON

Type:

SITE

52 - 58 Tyler Street/Hudson Street
Boston MA 02111

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 18,714 Sq.Ft
Parcel Size: 0.43 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans: Orange Line Stations.
Rail Trans: None.
Port Access: 1 mile.
Highway Trans: To I-93 N/S, 1/2 mile.
Distance to Airport: 1.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.
Building at location is to be demolished.

BRA / EDIC

Land space for sale in CENTRAL BOSTON

Type:

SITE

69 - 75 Tyler St./162 - 170 Harrison
Boston MA 02111

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available:	7,557 Sq.Ft
Parcel Size:	0.17 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Orange Line Stations.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, 1/2 mile.
Distance to Airport:	1.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in CENTRAL BOSTON

Type:

SITE

68 - 72 Warrenton/Charles Street
Boston MA 02111

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 6,931 Sq.Ft
Parcel Size: 0.16 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans:	Boylston Street Station (Green Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, 1/2 mile.
Distance to Airport:	1.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for lease in CENTRAL BOSTON

Type: II

SITE

1260 Boylston Street
Fenway MA 02215

In Empowerment Zone: N

CONTACT PERSON

Steve Rich, Broker
The Codman Company
211 Congress Street
Boston MA 02110
Phone: 617-423-6500

SIZE

Total Building Space:	62,000 Sq.Ft
Building Space Available:	28,600 Sq.Ft
For Manuf./Warehouse:	0Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft
Building Foot Print:	20,000 Sq.Ft
Available Subdivision:	8.6K SF lower level, 10K SF 1st fl., 10 K SF 2d fl

LEASE TERMS

Rent: \$ 15.00/Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: 1940 Year Renovated: Floors: 2.0

Stud Height: 12.00	Loading Docks: 2 Tailboards.
Freight Elevators: 1	Parking Spaces:

Utilities: All on site.

Features:

Sprinklers:

Description: Includes a basement.

TRANSPORTATION

Public Trans:	Fenway Station (Green Line), 3 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Mass. Avenue to Huntington Ave. to I-90/MassPike, 1 mile.
Distance to Airport:	4.0 miles

SITE USES

R&D, office.

COMMENTS



Charlestown

Land and Buildings for Sale or Lease



BRA / EDIC

Land space for sale in CHARLESTOWN

Type:

SITE

Austin & Sandgrow Streets
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 265,482 Sq.Ft
Parcel Size: 6.10 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans: Sullivan Square (Orange Line).
Rail Trans: None.
Port Access: None.
Highway Trans: To I-93 N/S, 1/2 mile.
Distance to Airport: 1.0 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in CHARLESTOWN

Type:

SITE

Bunker Hill/Main Street
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 68,496 Sq.Ft
Parcel Size: 1.60 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans:	Sullivan Square (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S.
Distance to Airport:	1.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms to be determined.

BRA / EDIC

Building/Land space for sale/lease in CHARLESTOWN

Type: III

SITE

66 Cambridge Street
Charlestown MA 02129

CONTACT PERSON

Edward Owens, Owner
Henry F. Owens, Inc.
48 Garden Street
Everett MA 02149
Phone: 617-381-1000

In Empowerment Zone: N

SIZE

Total Building Space: 26,000 Sq.Ft
Building Space Available: 26,000 Sq.Ft
For Manuf./Warehouse: 26,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 26,000 Sq.Ft

Open Space Available: 163,350 Sq.Ft
Parcel Size: 3.75 Acres

LEASE/SALE TERMS

Rent:

Sale price: \$ 1,600,000

Taxes: \$ 16,000

BUILDING DESCRIPTION

Year Completed: 1940 Year Renovated: Floors: 1.0

Stud Height: 18.00 Loading Docks: 3 Drive-in.
Freight Elevators: 0 Parking Spaces: 190

Utilities:

Features: Cement block building. Fenced with security gates.
Sprinklers:
Description: Adjacent to H.P. Hood and near Schrafft Center.

TRANSPORTATION

Public Trans: Sullivan Square Station (Orange Line), 1 block.
Rail Trans: B & M active.
Port Access: None.
Highway Trans: Rutherford Ave. to I-93 N/S, 1/2 block.
Distance to Airport: 3.0 miles

SITE USES

Warehouse, distribution, garage.

COMMENTS

Possible to create additional loading areas.
Lease terms are negotiable.

BRA / EDIC

Building/Land space for sale/lease in CHARLESTOWN

Type: 1

SITE

Union Office Building
90 Cambridge Street
Charlestown MA 02129

CONTACT PERSON

Kevin Sullivan, Broker
CB Commercial, Inc.
1000 Winter Street, Suite 2400
Waltham MA 02154
Phone: 617-487-6389

In Empowerment Zone: N

SIZE

Total Building Space:	43,000 Sq.Ft
Building Space Available:	43,000 Sq.Ft
For Manuf./Warehouse:	43,000 Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft
Building Foot Print:	27,000 Sq.Ft
Available Subdivision:	8,000 - 13,000 SF on first floor.
Open Space Available:	26,000 Sq.Ft
Parcel Size:	1.13 Acres

LEASE/SALE TERMS

Rent: \$4.50 /Sq.Ft Triple Net

Sale price: \$ 2,500,000

BUILDING DESCRIPTION

Year Completed: 1982 Year Renovated: Floors: 2.0

Stud Height: 26.00	Loading Docks: Dock High (3) and Garage.
Freight Elevators: 0	Parking Spaces: 50

Utilities: Gas heat, HVAC.

Features: First class office and high bay warehouse.

Sprinklers:

Description:

TRANSPORTATION

Public Trans:	Orange Line.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93.
Distance to Airport:	2.0 miles

SITE USES

Mfg, Office, Warehouse.

COMMENTS

BRA / EDIC

Building space for sale/lease in CHARLESTOWN

Type: III

SITE

Charlestown Navy Yard
Building 58
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Total Building Space:	154,364 Sq.Ft
Building Space Available:	154,364 Sq.Ft
For Manuf./Warehouse:	154,364 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft

LEASE/SALE TERMS

Rent:

Sale price:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 0.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities: Yes.

Features:

Sprinklers:

Renovations: Needs complete rehab.

Description:

TRANSPORTATION

Public Trans:	Bus #111 to Haymarket Station (Green, Orange Lines).
Rail Trans:	None.
Port Access:	1/4 mile.
Highway Trans:	Direct access to I-93 N/S.
Distance to Airport:	0.5 miles

SITE USES

Mfg., warehouse, R&D, office.

COMMENTS

Sale and lease terms are to be determined.

BRA / EDIC

Building space for sale/lease in CHARLESTOWN

Type: III

SITE

Charlestown Navy Yard
Building 60
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Total Building Space:	8,958 Sq.Ft
Building Space Available:	8,958 Sq.Ft
For Manuf./Warehouse:	8,958 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft

LEASE/SALE TERMS

Rent:

Sale price:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 0.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities: Yes.

Features:

Sprinklers:

Renovations: Needs complete rehab.

Description:

TRANSPORTATION

Public Trans:	Bus #111 to Haymarket Station (Green, Orange Lines).
Rail Trans:	None.
Port Access:	1/4 mile.
Highway Trans:	Direct access to I-93 N/S.
Distance to Airport:	0.5 miles

SITE USES

Mfg., warehouse, R&D, office.

COMMENTS

Sale and lease terms are to be determined.

BRA / EDIC

Land space for sale in CHARLESTOWN

Type:

SITE

Charlestown Navy Yard
Building 108
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 46,667 Sq.Ft
Parcel Size: 1.10 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Bus # 111 to Haymarket Station (Orange, Green Lines).
Rail Trans:	None.
Port Access:	Yes.
Highway Trans:	To I-93 N/S, 1/2 mile.
Distance to Airport:	1.0 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.
Building is to be demolished.

BRA / EDIC

Land space for sale/lease in CHARLESTOWN

Type:

SITE

Charlestown Navy Yard
Parcel 5, Drydock 5
Charlestown MA 02129
In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 286,875 Sq.Ft
Parcel Size: 6.60 Acres

LEASE/SALE TERMS

Rent:

Sale price:

TRANSPORTATION

Public Trans:	Bus #111 to Haymarket Station (Orange, Green Lines).
Rail Trans:	None.
Port Access:	Yes.
Highway Trans:	To I-93 N/S, 1/2 mile.
Distance to Airport:	1.0 miles

SITE USES

Industrial.

COMMENTS

Sale and lease terms are to be determined.

BRA / EDIC

Land space for sale in CHARLESTOWN

Type:

SITE

Main Street/Mishawum Street
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 11,730 Sq.Ft
Parcel Size: 0.27 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans: Sullivan Square (Orange Line).
Rail Trans: None.
Port Access: None.
Highway Trans: Direct access to I-93 N/S.
Distance to Airport: 1.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms to be determined.

BRA / EDIC

Building space for lease in CHARLESTOWN

Type: II

SITE

The Schrafft Center
529 Main Street
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

John O'Connor, Broker
The Flatley Company
529 Main Street
Boston MA 02129
Phone: 617-242-2700

SIZE

Total Building Space: 606,000 Sq.Ft
Building Space Available: 225,000 Sq.Ft
For Manuf./Warehouse: 0 Sq.Ft
For Industrial Office: 150,000 Sq.Ft
For R&D: 75,000 Sq.Ft
Building Foot Print: 100,000 Sq.Ft

LEASE TERMS

Rent: \$ 16.50/Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 7.0

Stud Height: 18.00 Loading Docks: 10 Modern loading docks with levelers.
Freight Elevators: 2 Parking Spaces: 1000

Utilities: Water,sewer,gas,heat pump system (HVAC),separately metered.

Features: 4 new passenger elevators. 20' x 20' bay spacing.

Sprinklers:
Description: Fully landscaped; on waterfront.

TRANSPORTATION

Public Trans: Free shuttle to T at Sullivan Square. 1/2 mile.
Rail Trans: None.
Port Access: Public Boat Ramp on site.
Highway Trans: Immediate access to Route I-93 N/S; Rt.1, 1 mile.
Distance to Airport: 2.0 miles

SITE USES

Office, R&D, industrial, lab

COMMENTS

Has on-site cafeteria, health club, day care center, shuttle service, security, ATM banking.

BRA / EDIC

Land space for lease in CHARLESTOWN

Type:

SITE

Former Revere Sugar Site
265 Medford Street
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Walter Hannon, Owner
Massachusetts Port Authority
Fish Pier East 2, Northern Ave
Boston MA 02210
Phone: 617-973-5359

SIZE

Open Space Available: 696,960 Sq.Ft
Parcel Size: 16.00 Acres

LEASE TERMS

Rent: \$ 1.50 /Sq.Ft

TRANSPORTATION

Public Trans:	Bus #92, #93: Sullivan Square (Orange Line) - Haymarket.
Rail Trans:	Active B&M service.
Port Access:	Available.
Highway Trans:	Medford Street to Sullivan Square, Rt. 95.
Distance to Airport:	3.0 miles

SITE USES

Maritime related uses.

COMMENTS

Currently demolishing building.
Flat site ready for maritime industrial use in summer 1996

BRA / EDIC

Building/Land space for lease in CHARLESTOWN

Type: III

SITE

Charlestown Marine Park
425 - 444 Medford Street
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

John O'Connor, Broker
The Flatley Company
529 Main Street
Charlestown MA 02129
Phone: 617-242-2700

SIZE

Total Building Space: 300,000 Sq.Ft
Building Space Available: 200,000 Sq.Ft
For Manuf./Warehouse: 200,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 87,500 Sq.Ft

Open Space Available: 450,000 Sq.Ft
Parcel Size: 20.44 Acres

LEASE TERMS

Rent: \$ 2.50 - 3.50 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 3.0

Stud Height: 18.00 Loading Docks: 10 Tailboards.
Freight Elevators: 5 Parking Spaces: 100

Utilities:

Features: First floor load: 800 lbs/sf.
Sprinklers:
Description:

TRANSPORTATION

Public Trans: Bus #92, #93: Sullivan Square(Orange L.)-Haymarket(Green L.)
Rail Trans: Active B&M service.
Port Access: Pier space available.
Highway Trans: Medford Street to I-93 N/S, half mile.
Distance to Airport: 2.0 miles

SITE USES

Warehouse, storage.

COMMENTS

BRA / EDIC

Building space for lease in CHARLESTOWN

Type: I

SITE

465 Medford Street
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

John O'Connor, Broker
The Flatley Company
529 Main Street
Charlestown MA 02129
Phone: 617-242-2700

SIZE

Total Building Space:	212,000 Sq.Ft
Building Space Available:	200,000 Sq.Ft
For Manuf./Warehouse:	200,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	90,000 Sq.Ft

LEASE TERMS

Rent: \$ 4.00 - 6.00 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 5.0

Stud Height: 20.00	Loading Docks: 20 plus
Freight Elevators: 4	Parking Spaces: 350

Utilities: Water, sewer, gas; separately metered.

Features: Free on-site parking, shuttle service.

Sprinklers:

Description: Waterfront property.

TRANSPORTATION

Public Trans:	Bus stop in front of property. 1/2 mile to Sullivan Sq. T.
Rail Trans:	None.
Port Access:	Waterfront Property, adjacent to public Boat Launch.
Highway Trans:	Off I-93 less than 1 mile.
Distance to Airport:	3.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

Industrial property adjacent to the Schrafft Center.

BRA / EDIC

Building/Land space for sale/lease in CHARLESTOWN

Type: III

SITE

420 - 438 Rutherford Avenue
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Arthur Amadei, Broker
Neelon Company
255 Bear Hill Road
Waltham MA 02154
Phone: 617-890-4610

SIZE

Total Building Space:	40,000 Sq.Ft
Building Space Available:	40,000 Sq.Ft
For Manuf./Warehouse:	32,000 Sq.Ft
For Industrial Office:	8,000 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	32,000 Sq.Ft
Available Subdivision:	8,000 SF of office space located on second floor.
Open Space Available:	50,094 Sq.Ft
Parcel Size:	1.15 Acres

LEASE/SALE TERMS

Rent: \$4.00 /Sq.Ft	Triple Net
Sale price: \$ 2,050,000	Taxes: \$ 40,000

BUILDING DESCRIPTION

Year Completed: 1954 Year Renovated: 1986 Floors: 2.0

Stud Height: 21.00	Loading Docks: 3 Tailboards.
Freight Elevators: 0	Parking Spaces: 50

Utilities:	All on site.
Amps: 400	Volts: 482/288 Phase: 3
Features:	Reinforced concrete frame with masonry walls.
Sprinklers:	
Description:	

TRANSPORTATION

Public Trans:	Orange Line, 1/2 mile.
Rail Trans:	Yes.
Port Access:	None.
Highway Trans:	To City Square to downtown Boston, Rt. 1A & I-93, 1 mile.
Distance to Airport:	3.0 miles

SITE USES

Warehouse, manufacturing.

COMMENTS

BRA / EDIC

Land space for sale/lease in CHARLESTOWN

Type:

SITE

Spice Street Property
Spice Street and Cambridge Street
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Bruce Comenitz, Owner
Pioneer Management Company
970 Fellsway
Medford MA 02155
Phone: 617-396-0270

SIZE

Open Space Available: 59,366 Sq.Ft
Parcel Size: 1.36 Acres

LEASE/SALE TERMS

Rent:

Sale price:

TRANSPORTATION

Public Trans:	Across Sullivan Square Station (Orange Line).
Rail Trans:	B & M, 1 block away.
Port Access:	None.
Highway Trans:	Rutherford Avenue to downtown Boston and I-93, 1 block.
Distance to Airport:	3.0 miles

SITE USES

Parking lot, industrial.

COMMENTS

Currently used as an open air parking lot.
Lease and sale terms are negotiable.

BRA / EDIC

Building/Land space for lease in CHARLESTOWN

Type: III

SITE

Mystic Pier #1
Terminal Street
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Walter Hannon, Owner
Massachusetts Port Authority
Fish Pier East 2, Northern Ave
Boston MA 02210
Phone: 617-973-5705

SIZE

Total Building Space: 256,217 Sq.Ft
Building Space Available: 256,217 Sq.Ft
For Manuf./Warehouse: 256,217 Sq.Ft
For Industrial Office: 0Sq.Ft
For R&D: 0Sq.Ft
Building Foot Print: 256,217 Sq.Ft

Open Space Available: 132,641 Sq.Ft
Parcel Size: 5.00 Acres

LEASE TERMS

Rent: \$2.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1950 Year Renovated: 1987 Floors: 1.0

Stud Height: 0.00 Loading Docks: 1 Tailboard.
Freight Elevators: 0 Parking Spaces: 20

Utilities:

Features:

Sprinklers:

Description: Pier approx. 43,415 SF. Berth length: 897' south.

TRANSPORTATION

Public Trans: Bus #92 & 93: Sullivan Sq. (Orange Line) - Haymarket (Green).
Rail Trans: B & M.
Port Access: Westerly shore - Inner Harbor.
Highway Trans: Medford Street to Sullivan Square, I-93.
Distance to Airport: 3.0 miles

SITE USES

Warehouse for maritime use.

COMMENTS

BRA / EDIC

Land space for sale in CHARLESTOWN

Type:

SITE

41 Terminal Street
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 126,497 Sq.Ft
Parcel Size: 2.90 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans:	Bus #92 & 93: Sullivan Square - Haymarket (Orange Line).
Rail Trans:	Near.
Port Access:	None.
Highway Trans:	Medford Street to Sullivan Square, I-93 N/S.
Distance to Airport:	1.0 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in CHARLESTOWN

Type:

SITE

3 Walker Street
Charlestown MA 02129

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 19,853 Sq.Ft
Parcel Size: 0.46 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

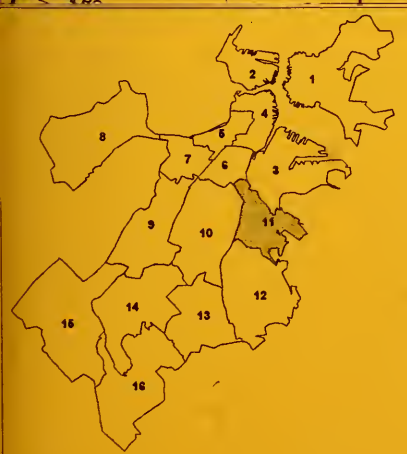
Public Trans:	Sullivan Square (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, 1/2 mile.
Distance to Airport:	1.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms to be determined.



North Dorchester

Land and Buildings for Sale or Lease



BRA / EDIC

Land space for lease in DORCHESTER - NORTH

Type:

SITE

Dorchester Bay Enterprise Park
65 Bay Street
Dorchester MA 02125

In Empowerment Zone: N

CONTACT PERSON

Jasenska Diminic, Tom Nowicki, Owner
Dorchester Bay Economic Development Co.
594 Columbia Road, Suite 302
Dorchester MA 02125
Phone: 617-825-4200

SIZE

Open Space Available: 217,800 Sq.Ft
Parcel Size: 5.00 Acres

LEASE TERMS

Rent:

TRANSPORTATION

Public Trans:
Rail Trans: Yes.
Port Access: None.
Highway Trans: To I-93 N/S, 1 mile.
Distance to Airport: 4.5 miles

COMMENTS

Lease terms are negotiable.
Tax credits possible in this economic development zone.

BRA / EDIC

Building/Land space for sale/lease in DORCHESTER - NORTH Type:

SITE

1133 Dorchester Avenue
Dorchester MA 02125

In Empowerment Zone: N

CONTACT PERSON

Dana Narlee, Broker
Pearson Associates, Inc
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	1,500 Sq.Ft
Building Space Available:	1,500 Sq.Ft
For Manuf./Warehouse:	1,500 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	1,500 Sq.Ft

Open Space Available:	10,000 Sq.Ft
Parcel Size:	0.00 Acres

LEASE/SALE TERMS

Rent:

Sale price: \$ 187,000

BUILDING DESCRIPTION

Year Completed:	Year Renovated:	Floors: 1.0
-----------------	-----------------	-------------

Stud Height: 10.00	Loading Docks: Drive-in
Freight Elevators: 0	Parking Spaces:

Utilities:

Features: Ample parking. \$2,500/mth rent.

Sprinklers:

Description:

TRANSPORTATION

Public Trans:

Rail Trans:

Port Access:

Highway Trans:

COMMENTS

BRA / EDIC

Building space for sale/lease in DORCHESTER - NORTH

Type:

SITE

1141 Dorchester Ave
Dorchester MA 02125

CONTACT PERSON

Albert P. Sagansky, Broker
Warehouse - Distribution Properties
P.O. Box 148 Prudential Center
Boston MA 01299
Phone: 617-424-7212

In Empowerment Zone: N

SIZE

Total Building Space:	15,000 Sq.Ft
Building Space Available:	15,000 Sq.Ft
For Manuf./Warehouse:	15,000 Sq.Ft
For Industrial Office:	15,000 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	15,000 Sq.Ft

LEASE/SALE TERMS

Rent: \$6.00 /Sq.Ft

Sale price:

BUILDING DESCRIPTION

Year Completed: 1950 Year Renovated: Floors: 1.0

Stud Height: 15.00 Loading Docks: 2 drive-in

Freight Elevators: 0 Parking Spaces: 30

Utilities: Sewer, water

Features: Retail zoning.

Sprinklers: Dry system

Description: Garage type building with 15,000 SF of open land.

TRANSPORTATION

Public Trans: yes

Rail Trans: no

Port Access: 3 miles from South Boston.

Highway Trans: 8 miles from exit 15 of south expressway.

Distance to Airport: 5.0 miles

SITE USES

Retail, warehouse

COMMENTS

BRA / EDIC

Land space for sale in DORCHESTER - NORTH

Type:

SITE

Fields Court
Dorchester MA 02125

In Empowerment Zone: N

CONTACT PERSON

Elinor Banquer, Owner
Southeast Realty Trust
51 Saxon Road
Westwood MA 02090
Phone: 617-769-0959

SIZE

Open Space Available:	13,756 Sq.Ft
Parcel Size:	0.30 Acres

SALE TERMS

Sale price: \$ 73,600

Taxes: \$ 1,028

TRANSPORTATION

Public Trans:	
Rail Trans:	None.
Port Access:	None.
Highway Trans:	

SITE USES

Industrial.

COMMENTS

BRA / EDIC

Building/Land space for sale/lease in DORCHESTER - NORTH Type: I

SITE

Agar Supply Company
1100 Massachusetts Avenue
Dorchester MA 02125

In Empowerment Zone: N

CONTACT PERSON

John Cremmen, Broker
Peter Elliot & Company, Inc.
260 Franklin Street
Boston MA 02110
Phone: 617-439-9100

SIZE

Total Building Space:	150,000 Sq.Ft
Building Space Available:	150,000 Sq.Ft
For Manuf./Warehouse:	150,000 Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft
Building Foot Print:	130,000 Sq.Ft
Available Subdivision:	Will consider lease of 50,000SF subdividable units
Open Space Available:	217,800 Sq.Ft
Parcel Size:	8.06 Acres

LEASE/SALE TERMS

Rent: \$6.50 /Sq.Ft Triple Net
Sale price: \$ 10,900,000

BUILDING DESCRIPTION

Year Completed: 1987 Year Renovated: Floors: 1.0

Stud Height: 13.50 Loading Docks: 20
Freight Elevators: 1 Parking Spaces: 500

Utilities:

Features: Refrigerated space.
Sprinklers: Full.
Renovations: Depends on use.
Description: 1 story w/100K SF refrigerated,20K SF office/cafeteria.

TRANSPORTATION

Public Trans: Bus #17:Fields Corner-Andrew Square;Bus #18:Ashmont-Andrew.
Rail Trans: None.
Port Access: None.
Highway Trans: I-93, 1.5 miles.
Distance to Airport: 2.0 miles

SITE USES

Distribution, manufacturing.

COMMENTS

Also for transportation and contractor uses.
Owner prefers to sell.

BRA / EDIC

Building space for lease in DORCHESTER - NORTH

Type: III

SITE

3 Norwood Street
Dorchester MA 02125

In Empowerment Zone: N

CONTACT PERSON

Elinor Banquer, Owner
Southeast Realty Trust
51 Saxon Road
Westwood MA 02090
Phone: 617-769-0959

SIZE

Total Building Space:	6,000 Sq.Ft
Building Space Available:	6,000 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	3,000 Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: 1950 Year Renovated: 1992 Floors: 2.0

Stud Height: 12.00	Loading Docks: 2 Tailboards.
Freight Elevators: 0	Parking Spaces: 10

Utilities: Oil heat, electric lighting.

Features:

Sprinklers:

Description:

TRANSPORTATION

Public Trans:

Rail Trans:

Port Access:

Highway Trans:

SITE USES

Light manufacturing.

COMMENTS

BRA / EDIC

Building space for lease in DORCHESTER - NORTH

Type: II

SITE

Office Building
20 West Howell Street
Dorchester MA 02125

In Empowerment Zone: N

CONTACT PERSON

Elinor Banquer, Owner
Southeast Realty Trust
51 Saxon Road
Westwood MA 02090
Phone: 617-769-0959

SIZE

Total Building Space:	10,000 Sq.Ft
Building Space Available:	10,000 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	10,000 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	5,000 Sq.Ft

LEASE TERMS

Rent: Triple Net

BUILDING DESCRIPTION

Year Completed: 1965 Year Renovated: Floors: 2.0

Stud Height: 8.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 25

Utilities: heat, a/c

Features: Air conditioned. Off Boston St, close to expressway

Sprinklers:

Renovations: Needed on second floor.

Description:

TRANSPORTATION

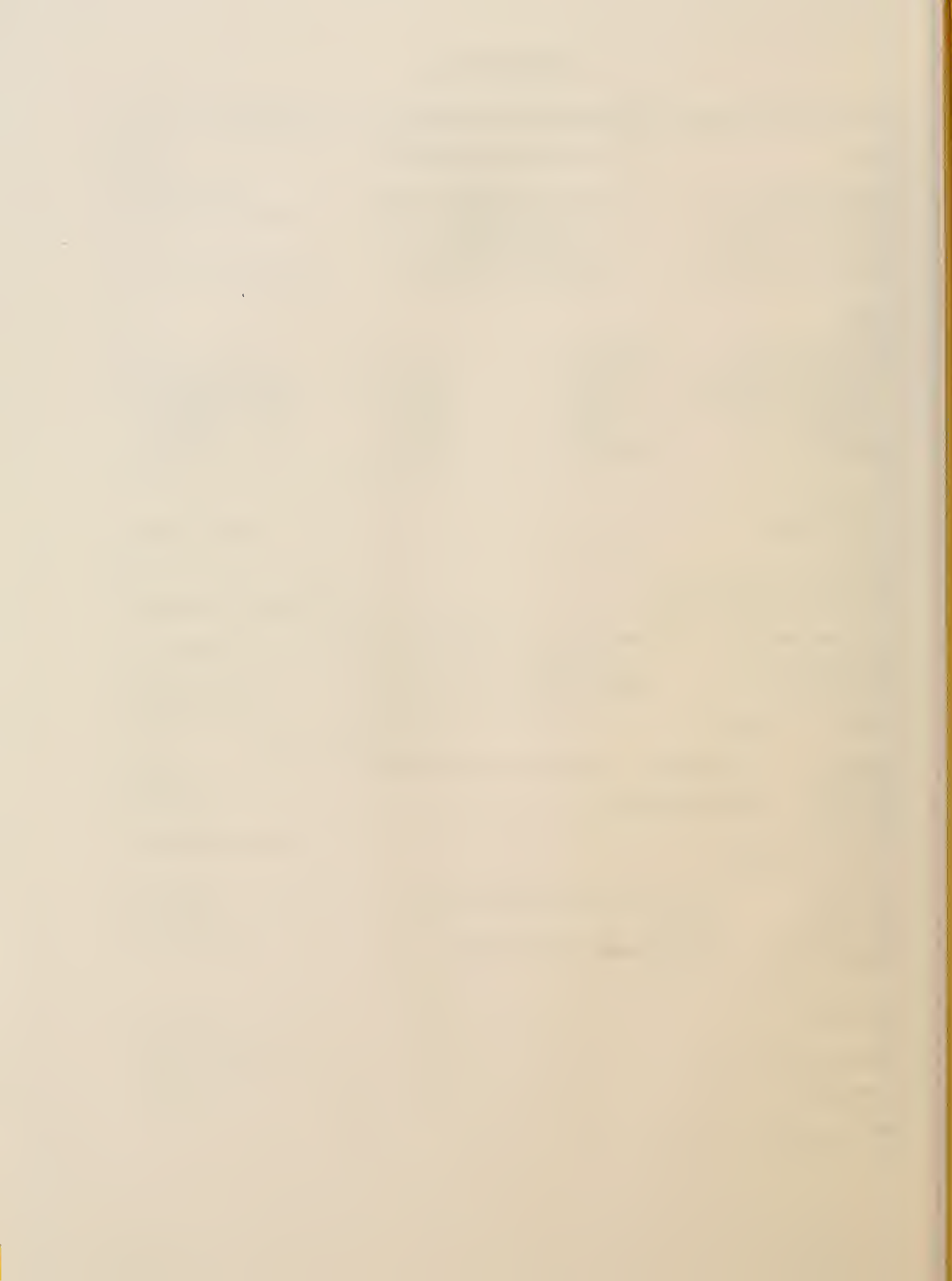
Public Trans:	Andrew Square (Red Line), 3 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Boston Street to I-93 N/S, 1 block.
Distance to Airport:	3.0 miles

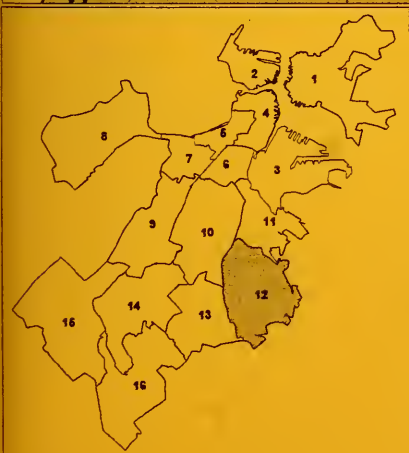
SITE USES

Industrial office.

COMMENTS

Rent is negotiable.





South Dorchester

Land and Buildings for Sale or Lease

BRA / EDIC

Building/Land space for sale/lease in DORCHESTER - SOUTH Type: I

SITE

Mead McGrath Fence Co.
15 Bay Street
Dorchester MA 02125

In Empowerment Zone: N

CONTACT PERSON

Joseph Flynn, Broker
RM Bradley & Company, Inc.
250 Boylston Street
Boston MA 02116
Phone: 617-329-6780

SIZE

Total Building Space:	6,772	Sq.Ft
Building Space Available:	6,772	Sq.Ft
For Manuf./Warehouse:	5,772	Sq.Ft
For Industrial Office:	1,000	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	6,772	Sq.Ft

Open Space Available:	25,000	Sq.Ft
Parcel Size:	0.69	Acres

LEASE/SALE TERMS

Rent:

Sale price: \$ 600,000

BUILDING DESCRIPTION

Year Completed:	Year Renovated:	Floors: 1.0
-----------------	-----------------	-------------

Stud Height: 11.00	Loading Docks: 4 Drive-in doors.
Freight Elevators: 0	Parking Spaces:

Utilities:	Electric, Sewer, Water.
Amps: 100	Volts: Phase:
Features:	Parcel is enclosed by a fence.
Sprinklers:	
Description:	Flat paved land.

TRANSPORTATION

Public Trans:	Savin Hill Station, 200 yards.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To SE Expressway (I-93 N/S), 1 mile.
Distance to Airport:	5.0 miles

SITE USES

Manufacturing, vehicle storage

COMMENTS

Lease terms are negotiable.

BRA / EDIC

Building space for lease in DORCHESTER - SOUTH

Type: I

SITE

New England Spice
60 Clayton Street
Dorchester MA 02122

In Empowerment Zone: N

CONTACT PERSON

Michael Rauseo, Owner
The Suffolk Company
10 Post Office Square
Boston MA 02110
Phone: 617-482-6050

SIZE

Total Building Space:	14,400 Sq.Ft
Building Space Available:	2,700 Sq.Ft
For Manuf./Warehouse:	2,700 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	6,000 Sq.Ft

LEASE TERMS

Rent: \$5.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1880 Year Renovated: Floors: 2.0

Stud Height: 16.00	Loading Docks: Extensive tailboard loading.
Freight Elevators: 0	Parking Spaces: 36

Utilities: Heat - oil-fired boiler.

Features:

Sprinklers: Full.

Description: Multi-bldg. site: brick bldg w/ 2 flrs and basement.

TRANSPORTATION

Public Trans: Fields Corner, Red Line, 6 blocks.

Rail Trans: None.

Port Access: None.

Highway Trans: 2 blocks from Freeport St. and 1/2 mile from SE Expressway.

Distance to Airport: 3.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

Prior use: spice manufacturing company.

First floor includes 1,600 SF of attached warehouse.

BRA / EDIC

Building space for lease in DORCHESTER - SOUTH

Type: I

SITE

CONTACT PERSON

Sturtevant Inc. Pattern Shop
103 Clayton Street
Dorchester MA 02122

William S. English, Owner
Sturtevant Inc.
103 Clayton Street
Boston MA 02122
Phone: 617-825-6500

In Empowerment Zone: N

SIZE

Total Building Space:	50,000 Sq.Ft
Building Space Available:	5,000 Sq.Ft
For Manuf./Warehouse:	1,400 Sq.Ft
For Industrial Office:	3,600 Sq.Ft
For R&D:	0 Sq.Ft

LEASE TERMS

Rent: \$ 2.50 - 5.00 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: 1899 Year Renovated: 1975 Floors: 2.0

Stud Height: 14.00	Loading Docks: 1 10*10 roll-up.
Freight Elevators: 0	Parking Spaces: 4

Utilities:
Amps: Volts: 110/220 Phase: 3
Features:
Sprinklers:
Renovations: Build in offices.
Description: Brick and wood frame (mill construction).

TRANSPORTATION

Public Trans:	Fields Corner (Red Line); Bus #20: Fields Corner.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Park Street to Freeport Street to I-93 N/S.
Distance to Airport:	5.0 miles

SITE USES

Woodworking, Toy Mfg.

COMMENTS

Woodworking machines in place.
Leased through 12/96

BRA / EDIC

Land space for lease in DORCHESTER - SOUTH

Type:

SITE

103 - 105 Clayton Street
Dorchester MA 02122

In Empowerment Zone: N

CONTACT PERSON

William S. English, Owner
Sturtevant Inc.
103 Clayton Street
Boston MA 02122
Phone: 617-825-6500

SIZE

Open Space Available:	5,000 Sq.Ft
Parcel Size:	1.40 Acres

LEASE TERMS

Rent: \$1.00 /Sq.Ft	Triple Net
---------------------	------------

TRANSPORTATION

Public Trans:	Near Fields Corner T Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Park Street to Freeport Street to I-93.
Distance to Airport:	5.0 miles

SITE USES

Clean storage or warehouse.

COMMENTS

BRA / EDIC

Type:

SITE

1240 - 1290 - 1294 Dorchester Avenue
Dorchester MA 02122

In Empowerment Zone:

CONTACT PERSON

Robert Susi, Broker
Wings Realty Trust
53 Freeport Street
Dorchester MA 02122
Phone: 617-282-4942

SIZE

Open Space Available: 148,000 Sq.Ft
Parcel Size: 0.87 Acres

Sale price:

Taxes:

TRANSPORTATION

Public Trans: MBTA Red Line, 1/4 mile.
Rail Trans: None
Port Access: None
Highway Trans: Dorchester Avenue to Columbia Road to SE Expressway.
Distance to Airport: 3.0 miles

COMMENTS

BRA / EDIC

Building/Land space for sale/lease in DORCHESTER - SOUTH Type:

SITE

1244 Dorchester Ave/12-14 Hoyt St
Dorchester MA 02122

In Empowerment Zone: N

CONTACT PERSON

Robert Susi, Owner
North Dorchester Corp.
53 Freeport Street
Dorchester MA 02122
Phone: 617-282-4942

SIZE

Total Building Space:	1,800 Sq.Ft
Building Space Available:	1,800 Sq.Ft
For Manuf./Warehouse:	1,800 Sq.Ft
For Industrial Office:	1,800 Sq.Ft
For R&D:	1,800 Sq.Ft
Building Foot Print:	1,800 Sq.Ft

Open Space Available:	146,000 Sq.Ft
Parcel Size:	3.40 Acres

LEASE/SALE TERMS

Rent:	Triple Net
Sale price:	Taxes: \$ 28,000

BUILDING DESCRIPTION

Year Completed:	Year Renovated:	Floors: 0.0
-----------------	-----------------	-------------

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities:	Gas, water, sewer, electric
Amps: 200	Volts: 120/240 Phase: 1 and 3

Features:

Sprinklers:

Description: Approximately 3.4 acres with an 1,800 SF building.

TRANSPORTATION

Public Trans:	Yes
Rail Trans:	none
Port Access:	none
Highway Trans:	.25 miles
Distance to Airport:	5.0 miles

SITE USES

any

COMMENTS

Lease and sale price negotiable.

BRA / EDIC

Land space for sale/lease in DORCHESTER - SOUTH

Type:

SITE

1280-1298 Dorchester Avenue
Dorchester MA 02122

In Empowerment Zone: N

CONTACT PERSON

Robert Susi, Owner
Susi Corporation
53 Freeport Street
Dorchester MA 02122
Phone: 617-282-4942

SIZE

Open Space Available: 87,000 Sq.Ft
Parcel Size: 2.00 Acres

LEASE/SALE TERMS

Rent:

Sale price:

TRANSPORTATION

Public Trans:	Bus line
Rail Trans:	none
Port Access:	none
Highway Trans:	.25 miles
Distance to Airport:	5.0 miles

SITE USES

Retail, manufacturing.

COMMENTS

Lease and sale price negotiable.

BRA / EDIC

Building space for lease in DORCHESTER - SOUTH

Type: I

SITE

690 Dudley Street
Dorchester MA 02122

CONTACT PERSON

Arthur Leon, Broker
1234 Washington Street
Boston MA 02118
Phone: 617-482-8383

In Empowerment Zone: N

SIZE

Total Building Space:	120,000 Sq.Ft
Building Space Available:	120,000 Sq.Ft
For Manuf./Warehouse:	120,000 Sq.Ft
For Industrial Office:	10,000 Sq.Ft
For R&D:	120,000 Sq.Ft
Building Foot Print:	18,000 Sq.Ft

LEASE TERMS

Rent: \$ 3.00 - 10.00 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: 1954 Year Renovated: 1970 Floors: 7.0

Stud Height: 12.00	Loading Docks: 4 Tailboards, 4 Drive-in.
Freight Elevators: 2	Parking Spaces: 65

Utilities: Gas and oil.

Features:

Sprinklers: Full

Description: Concrete construction.

TRANSPORTATION

Public Trans:	Bus #15: Kane Square - Dudley Station. Commuter rail.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Dudley Street to Columbia Road to I-93 N/S, 1 mile.
Distance to Airport:	3.0 miles

SITE USES

Mnfg, R&D, office, warehouse

COMMENTS

20,000 SF available for parking.

BRA / EDIC

Building/Land space for sale/lease in DORCHESTER - SOUTH Type: I

SITE

67 - 85 Freeport Street
Dorchester MA 02122

In Empowerment Zone: N

CONTACT PERSON

Robert Susi, Broker
Wings Realty Trust
53 Freeport Street
Dorchester MA 02122
Phone: 617-282-4942

SIZE

Total Building Space:	25,000 Sq.Ft
Building Space Available:	25,000 Sq.Ft
For Manuf./Warehouse:	25,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	9,000 Sq.Ft

Open Space Available:	31,000 Sq.Ft
Parcel Size:	1.00 Acres

LEASE/SALE TERMS

Rent: \$4.00 /Sq.Ft	Triple Net
Sale price:	Taxes: \$ 28,000

BUILDING DESCRIPTION

Year Completed: 1930 Year Renovated: 1992 Floors: 3.0

Stud Height: 14.00	Loading Docks: 1
Freight Elevators: 1	Parking Spaces: 60

Utilities:	Gas, electric, water, sewer.	High-voltage service.
Amps: 1200	Volts: 220,240	Phase:
Features:		
Sprinklers:	Wet system.	
Renovations:	None.	
Description:	Class A Masonry.	

TRANSPORTATION

Public Trans:	Between Savin Hill and Fields' Corner Stations.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	I-93 N/S.
Distance to Airport:	5.0 miles

SITE USES

Manufacturing, warehouse, office

COMMENTS

Sale price is negotiable.

BRA / EDIC

Building/Land space for sale/lease in DORCHESTER - SOUTH Type:

SITE

79-83 Freeport Street
Dorchester MA 02122

In Empowerment Zone: N

CONTACT PERSON

Robert Susi, Owner
Susi Corporation
53 Freeport Street
Dorchester MA 02122
Phone: 617-282-4942

SIZE

Total Building Space: 25,000 Sq.Ft
Building Space Available: 25,000 Sq.Ft
For Manuf./Warehouse: 0 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 10,000 Sq.Ft

Open Space Available: 30,000 Sq.Ft
Parcel Size: 1.00 Acres

LEASE/SALE TERMS

Rent: Triple Net
Sale price: Taxes: \$ 15,000

BUILDING DESCRIPTION

Year Completed: 1930 Year Renovated: 1996 Floors: 1.0

Stud Height: 0.00 Loading Docks: Concrete
Freight Elevators: 1 Parking Spaces: 70

Utilities: Gas, water, electric, and sewer.
Amps: 2/600 Volts: 120/240 Phase: 1 & 3
Features: .25 miles from Field's Corner and Savin Hill MBTA stations.
Sprinklers: Wet system
Description: 39,000 SF lot, 25,000 SF building

TRANSPORTATION

Public Trans: Yes
Rail Trans: none
Port Access: none
Highway Trans: .25 miles
Distance to Airport: 5.0 miles

SITE USES

office, retail, warehouse dist

COMMENTS

Lease and sale price negotiable.

BRA / EDIC

Building/Land space for sale/lease in DORCHESTER - SOUTH Type: I

SITE

Kryptonite Building
95 Freeport Street
Dorchester MA 02122

In Empowerment Zone: N

CONTACT PERSON

Michael McGrath, Broker
Pearson Associates, Inc
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space: 24,000 Sq.Ft
Building Space Available: 24,000 Sq.Ft
For Manuf./Warehouse: 24,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 10,000 Sq.Ft

Open Space Available: 7,000 Sq.Ft
Parcel Size: 0.00 Acres

LEASE/SALE TERMS

Rent: \$4.00 /Sq.Ft Triple Net
Sale price: \$ 500,000

BUILDING DESCRIPTION

Year Completed: 1924 Year Renovated: 1982 Floors: 3.0

Stud Height: 13.00 Loading Docks: 3 Drive-in, 1 Overhead door.
Freight Elevators: 2 Parking Spaces: 10

Utilities: Water, sewer.
Amps: 400 Volts: 220/110 Phase: multi
Features: 2 ton craneway w/ drive-in door access.
Sprinklers: Full.
Description:

TRANSPORTATION

Public Trans: Fields Corner (Red Line), 1/2 mile.
Rail Trans: None.
Port Access: None.
Highway Trans: Easy access to Southeast Expressway and Mass Pike.
Distance to Airport: 4.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

Entire building available for sale; 18,000 SF for lease.
Office space has dedicated lines for computer hook-up.

BRA / EDIC

Building space for sale in DORCHESTER - SOUTH

Type:

SITE

489 Gallivan Blvd
Dorchester MA 02124

In Empowerment Zone: N

CONTACT PERSON

William B. Calapa, Marie Calapa, Owner
Joseph's Catering Inc.
111 Bradford Road
Braintree MA 02184
Phone: 617-825-9026

SIZE

Total Building Space:	26,000 Sq.Ft
Building Space Available:	26,000 Sq.Ft
For Manuf./Warehouse:	26,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	13,000 Sq.Ft

SALE TERMS

Sale price: \$ 1,150,000

Taxes: \$ 28,000

BUILDING DESCRIPTION

Year Completed: 1930 Year Renovated: 1986 Floors: 2.0

Stud Height: 14.00	Loading Docks: 3 Tailboards.
Freight Elevators: 0	Parking Spaces: 50

Utilities:	6" sewer, 6" gas line, electric.
Amps: 1600	Volts: Phase: 1, 3
Features:	Concrete floors.
Sprinklers:	
Renovations:	Yes.
Description:	Concrete block/brick construction.

TRANSPORTATION

Public Trans:	Fields Corner (Red Line), 4 blocks; Bus #20: Fields Corner.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Gallivan Blvd. to I-93 N/S, half mile.
Distance to Airport:	8.0 miles

SITE USES

Distribution, office.

COMMENTS

BRA / EDIC

Building/Land space for lease in DORCHESTER - SOUTH

Type:

SITE

wTe Recycling
140 Granite Avenue
Dorchester MA 02124

In Empowerment Zone: N

CONTACT PERSON

Kenneth A. Smith, Owner
wTe Corporation
7 Alfred Circle
Bedford MA 01730
Phone: 617-275-6400

SIZE

Total Building Space:	24,000 Sq.Ft
Building Space Available:	24,000 Sq.Ft
For Manuf./Warehouse:	11,500 Sq.Ft
For Industrial Office:	2,800 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	20,000 Sq.Ft
Available Subdivision:	Will consider subleasing sections.
Open Space Available:	115,000 Sq.Ft
Parcel Size:	3.10 Acres

LEASE TERMS

Rent: \$ 1.50 - 6.00 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: 1913 Year Renovated: Floors: 1.2

Stud Height: 0.00	Loading Docks: 3-35,000# electric dock boards or an exterior concrete
Freight Elevators: 0	Parking Spaces:

Utilities:	Gas, water, sewer, electric.
Amps: 600	Volts: 230 Phase: 3
Features:	Truck scale available for use (60 ft - 50 T).
Sprinklers:	None
Renovations:	None for warehouse. Otherwise depends on use.
Description:	Open, essentially flat property.

TRANSPORTATION

Public Trans:	MBTA bus stop in front of building.
Rail Trans:	Not in use.
Port Access:	300 ft from Neponset River.
Highway Trans:	Approximately 1/4 mile to Route I-93.
Distance to Airport:	5.0 miles

SITE USES

Outside storage, mnfg, whse.

COMMENTS

Gas heat in offices, unit heaters in production space. Non-hazardous storage. Older building used for scrap-recycling.

BRA / EDIC

Building space for sale/lease in DORCHESTER - SOUTH

Type: III

SITE

74 Lawley Street
Dorchester MA 02122

CONTACT PERSON

Kathleen Douglas, Broker
The Douglas Company
20 Lafayette Avenue
Hingham MA 02043
Phone: 617-740-2246

In Empowerment Zone: N

SIZE

Total Building Space:	45,719 Sq.Ft
Building Space Available:	45,719 Sq.Ft
For Manuf./Warehouse:	41,144 Sq.Ft
For Industrial Office:	4,575 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	31,969 Sq.Ft
Available Subdivision:	1st Floor: 31,969 SF; 2nd Floor: 13,750 SF.

LEASE/SALE TERMS

Rent: \$1.75 /Sq.Ft	Triple Net
Sale price: \$ 475,000	Taxes: \$ 32,000

BUILDING DESCRIPTION

Year Completed: 1940 Year Renovated: Floors: 2.0

Stud Height: 16.00	Loading Docks: 2 Loading docks; 2 Drive-in loading doors.
Freight Elevators: 1	Parking Spaces: 100

Utilities:

Features:	Masonry construction; security alarm system.
Sprinklers:	Full.
Description:	

TRANSPORTATION

Public Trans:	Bus #20: Fields Corner - Neponset Circle & Adams Street.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	I-93 N/S, 1 mile.
Distance to Airport:	4.0 miles

SITE USES

Warehouse, distribution.

COMMENTS

BRA / EDIC

Building/Land space for sale/lease in DORCHESTER - SOUTH Type: I

SITE

500 Neponset Avenue
Dorchester MA 02122

In Empowerment Zone: N

CONTACT PERSON

John Cremmen, Broker
Peter Elliot & Company, Inc.
260 Franklin Street
Boston MA 02110
Phone: 617-439-9100

SIZE

Total Building Space:	30,625 Sq.Ft
Building Space Available:	30,625 Sq.Ft
For Manuf./Warehouse:	30,625 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	16,900 Sq.Ft
Available Subdivision:	12,000 SF 2nd flr office space.
Open Space Available:	118,919 Sq.Ft
Parcel Size:	3.18 Acres

LEASE/SALE TERMS

Rent: \$6.00 /Sq.Ft Triple Net
Sale price: \$ 1,500,000

BUILDING DESCRIPTION

Year Completed: 1920 Year Renovated: 1960 Floors: 2.0

Stud Height: 14.00 Loading Docks: 4 Electrical overhead doors.
Freight Elevators: 1 Parking Spaces: 150

Utilities: Oil-fired boiler.

Features: Visibility.

Sprinklers:

Description: 1st floor garage (9K SF), plus production/wrhmse (8K SF).

TRANSPORTATION

Public Trans:	Bus #20 to Fields Corner (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Morrissey Blvd. to SE Expressway, 1 mile.
Distance to Airport:	5.0 miles

SITE USES

Industrial, office.

COMMENTS

BRA / EDIC

Type:

SITE

74 Park Street
Dorchester MA 02122

In Empowerment Zone: N

CONTACT PERSON

William S. English, Owner
Sturtevant Inc.
103 Clayton Street
Boston MA 02122
Phone: 617-825-6500

SIZE

Open Space Available:	14,433 Sq.Ft
Parcel Size:	0.33 Acres

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Fields Corner (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Park Street to Freeport Street to I-93 N/S.
Distance to Airport:	4.0 miles

COMMENTS

BRA / EDIC

Building/Land space for sale/lease in DORCHESTER - SOUTH Type: 1

SITE

193 Talbot Avenue
Dorchester MA 02124

In Empowerment Zone: N

CONTACT PERSON

Doug Cardinale, Owner

401 Morrissey Blvd.
Boston MA 02125
Phone: 617-436-3379

SIZE

Total Building Space:	1,000	Sq.Ft
Building Space Available:	1,000	Sq.Ft
For Manuf./Warehouse:	1,000	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	1,000	Sq.Ft

Open Space Available:	95,000	Sq.Ft
Parcel Size:	2.20	Acres

LEASE/SALE TERMS

Rent:	Triple Net
Sale price:	Taxes: \$ 7,000

BUILDING DESCRIPTION

Year Completed: 1910	Year Renovated:	Floors: 1.0
----------------------	-----------------	-------------

Stud Height: 8.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 85

Utilities: Gas, electric.

Features:

Sprinklers:

Renovations: Minor.

Description: Brick building.

TRANSPORTATION

Public Trans:	Bus on Talbot Avenue.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Route 128, 8 minutes.
Distance to Airport:	3.0 miles

SITE USES

Industrial, office.

COMMENTS

Lease with option to buy.

Rent and sale price are negotiable.

BRA / EDIC

Building space for sale in DORCHESTER - SOUTH

Type:

SITE

305 - 319 Talbot Avenue
305 - 319 Talbot Avenue
Dorchester MA 02124

In Empowerment Zone: N

CONTACT PERSON

Mary Mojave, Owner
Public Facilities Department
26 Court Street, 9th Floor
Boston MA 02108
Phone: 617-635-4191

SIZE

Total Building Space:	2,584 Sq.Ft
Building Space Available:	2,584 Sq.Ft
For Manuf./Warehouse:	0Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft

SALE TERMS

Sale price:

Taxes:

BUILDING DESCRIPTION

Year Completed: 1910 Year Renovated: Floors: 2.0

Stud Height: 0.00

Loading Docks:

Freight Elevators: 0

Parking Spaces:

Utilities:

Features:

Sprinklers:

Description:

TRANSPORTATION

Public Trans:

Rail Trans:

Port Access:

Highway Trans:

COMMENTS

BRA / EDIC

Building space for lease in DORCHESTER - SOUTH

Type: II

SITE

35 Tenean Street
Dorchester MA 02122

In Empowerment Zone: N

CONTACT PERSON

Jim Federico, Owner
B. Federico Realty Trust
35 Tenean Street
Boston MA 02122
Phone: 617-825-1264

SIZE

Total Building Space:	20,000	Sq.Ft
Building Space Available:	4,000	Sq.Ft
For Manuf./Warehouse:	0	Sq.Ft
For Industrial Office:	4,000	Sq.Ft
For R&D:	0	Sq.Ft

Available Subdivision: 3,000 square feet available on first floor.

LEASE TERMS

Rent: \$ 12.00/Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1955 Year Renovated: 1993 Floors: 1.5

Stud Height: 10.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 12

Utilities:	All utilities available.
Amps:	Volts: 220 Phase: 3
Features:	Great exposure on Morrissey Boulevard.
Sprinklers:	12
Renovations:	None.
Description:	Metal and concrete building, paved lot.

TRANSPORTATION

Public Trans:	North Quincy and Fields Corner Stations, Red Line, 1 mile.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, 1/4 mile.
Distance to Airport:	10.0 miles

SITE USES

Industrial office.

COMMENTS

BRA / EDIC

Building space for sale/lease in DORCHESTER - SOUTH

Type: I

SITE

Sunbeam Property
60 Tenean Street
Dorchester MA 02122

In Empowerment Zone: N

CONTACT PERSON

John Cremmen, Broker
Peter Elliot & Company, Inc.
260 Franklin Street
Boston MA 02110
Phone: 617-439-9100

SIZE

Total Building Space:	44,000 Sq.Ft
Building Space Available:	44,000 Sq.Ft
For Manuf./Warehouse:	41,000 Sq.Ft
For Industrial Office:	3,000 Sq.Ft
For R&D:	0 Sq.Ft

LEASE/SALE TERMS

Rent: \$5.00 /Sq.Ft	Triple Net
Sale price: \$ 2,150,000	Taxes: \$ 37,935

BUILDING DESCRIPTION

Year Completed: 1968 Year Renovated: 1973 Floors: 0.0

Stud Height: 16.00	Loading Docks: 3 Tailboard Loading, 1 Drive-in Garage Door.
Freight Elevators: 0	Parking Spaces: 65

Utilities: Packaged cooling units, gas-fired, ceiling-mounted heaters.

Features: Internal loading platforms. Overhead blowers in warehouse.

Sprinklers: Full.

Description: Brick-block w/ concrete slab compos'n roof/metal decking

TRANSPORTATION

Public Trans: North Quincy and Fields Corner Stations, Red Line.

Rail Trans: None.

Port Access: None.

Highway Trans: To I-93 N/S.

Distance to Airport: 10.0 miles

SITE USES

Warehouse, Manufacturing.

COMMENTS

Has retail component approximately 2,700 s/f.

Drive-in service area for vehicles with lift.

BRA / EDIC

Building space for sale/lease in DORCHESTER - SOUTH

Type: III

SITE

250 - 258 Woodrow Avenue
Dorchester MA 02124

In Empowerment Zone: N

CONTACT PERSON

Stavros Frantzis, Owner
Frantzis Associates/1132 Blue Hill Trust
7 Harris Avenue
Jamaica Plain MA 02130
Phone: 617-983-0865

SIZE

Total Building Space:	32,000 Sq.Ft
Building Space Available:	32,000 Sq.Ft
For Manuf./Warehouse:	32,000 Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft
Building Foot Print:	16,000 Sq.Ft

LEASE/SALE TERMS

Rent: \$4.00 /Sq.Ft Triple Net

Sale price:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 18.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities:

Features:

Sprinklers:

Renovations: Windows.

Description:

TRANSPORTATION

Public Trans:	Bus on Blue Hill Avenue.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, 5 miles.
Distance to Airport:	10.0 miles

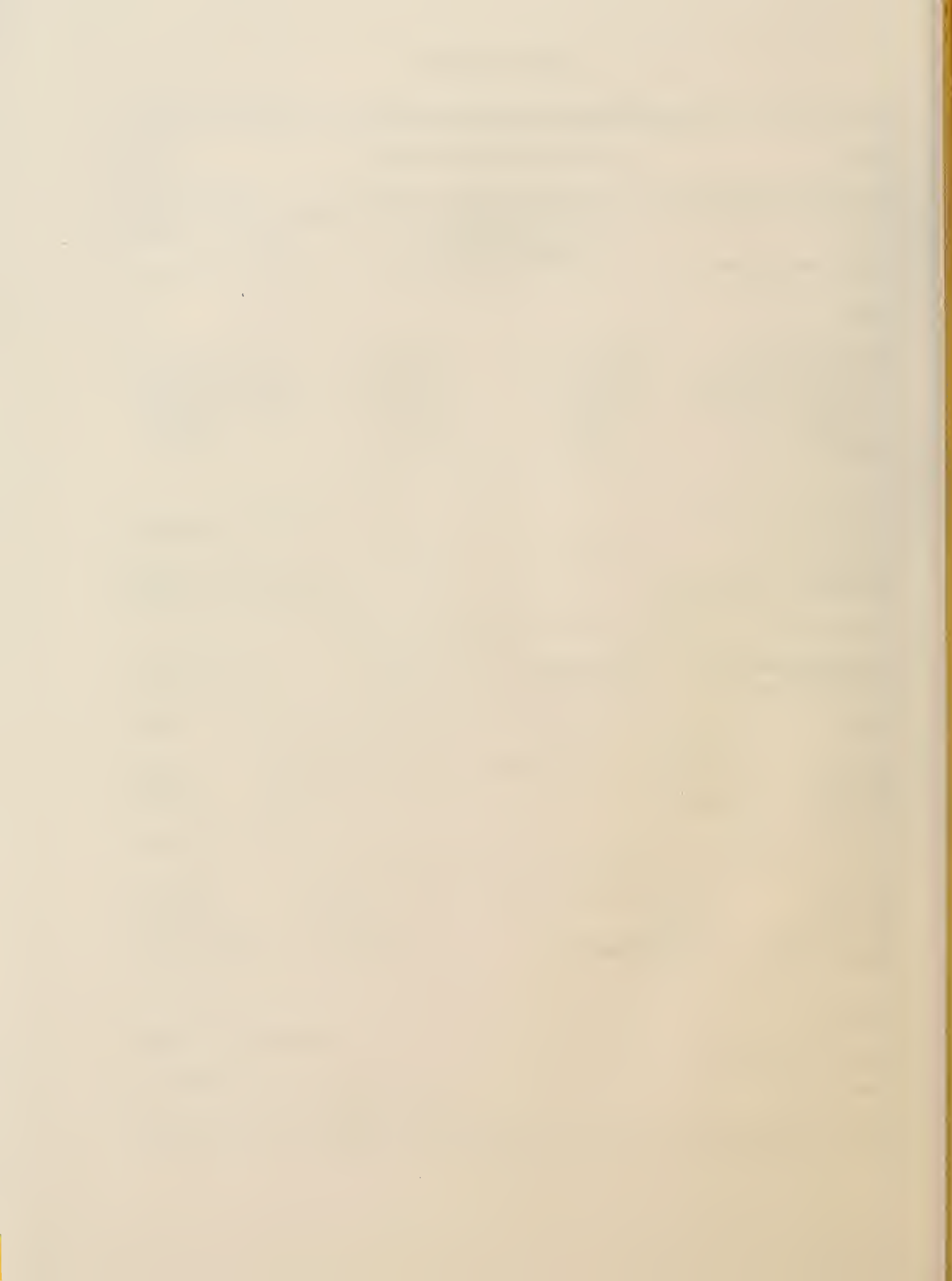
SITE USES

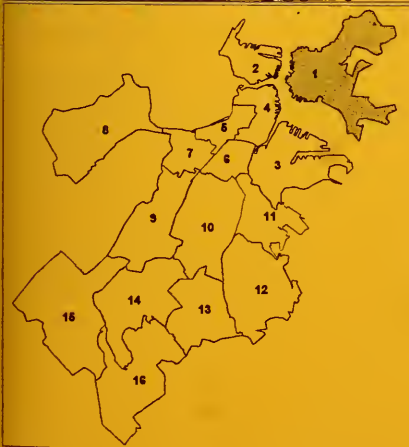
Garage, Vehicle Repair.

COMMENTS

Sale price is negotiable.

Can be combined with site on 1132-1138 Blue Hill Avenue.





East Boston

Land and Buildings for Sale or Lease



BRA / EDIC

Building space for lease in EAST BOSTON

Type: I

SITE

Bennington Realty Trust
944 Bennington Street
East Boston MA 02128

In Empowerment Zone: N

CONTACT PERSON

Tony Anelauskas, Owner
Lombardo Companies
220 Border Street
Boston MA 02128
Phone: 617-569-2323

SIZE

Total Building Space:	20,000 Sq.Ft
Building Space Available:	8,500 Sq.Ft
For Manuf./Warehouse:	8,500 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	10,000 Sq.Ft

LEASE TERMS

Rent: \$ 2.50 - 4.50 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: 1960 Year Renovated: 1980 Floors: 2.0

Stud Height: 8.00	Loading Docks: Roll-up door.
Freight Elevators: 0	Parking Spaces: 10

Utilities:		
Amps: 200	Volts:	Phase: 3
Features:		
Sprinklers:		
Description:		

TRANSPORTATION

Public Trans:	Maverick Station (Blue Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Route 1A.
Distance to Airport:	1.0 miles

SITE USES

Manufacturing, R&D.

COMMENTS

BRA / EDIC

Building space for lease in EAST BOSTON

Type: I

SITE

Super Electronics Inc.
80 Border Street
East Boston MA 02128

In Empowerment Zone: N

CONTACT PERSON

Robert Ross, Owner
Super Electronics Inc.
80 Border Street
East Boston MA 02128
Phone: 617-569-0892

SIZE

Total Building Space:	28,000 Sq.Ft
Building Space Available:	4,000 Sq.Ft
For Manuf./Warehouse:	4,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	7,000 Sq.Ft
Available Subdivision:	4,000 SF available on 4th floor.

LEASE TERMS

Rent: \$5.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1900 Year Renovated: Floors: 4.0

Stud Height: 14.00	Loading Docks:
Freight Elevators: 1	Parking Spaces: 30

Utilities: Steam heat.

Features:

Sprinklers: Full.

Description: On the waterfront.

TRANSPORTATION

Public Trans:	Maverick Square (Blue Line), 5 minutes away.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	2 blocks from Route 1A.
Distance to Airport:	1.0 miles

SITE USES

Manufacturing, warehouse, R&D.

COMMENTS

BRA / EDIC

Land space for sale/lease in EAST BOSTON

Type:

SITE

City Properties
102 - 148 Border Street
East Boston MA 02128

In Empowerment Zone: N

CONTACT PERSON

Linda Perry, Owner
Public Facilities Department
15 Beacon Street
Boston MA 02108
Phone: 617-635-0100

SIZE

Open Space Available: 622,878 Sq.Ft
Parcel Size: 14.30 Acres

LEASE/SALE TERMS

Rent:

Sale price:

TRANSPORTATION

Public Trans:	Maverick Square Station (Blue Line), 6 blocks.
Rail Trans:	None.
Port Access:	Yes.
Highway Trans:	McClellan Highway (Route 1A), 2 blocks to I-93, I-90.
Distance to Airport:	2.0 miles

COMMENTS

Land is partially under water and needs development.
Sale and lease terms to be determined, based on market value.

BRA / EDIC

Building space for lease in EAST BOSTON

Type: I

SITE

266 Border Street
East Boston MA 02128

In Empowerment Zone: N

CONTACT PERSON

Lou Mazzarini, Owner
A & M Paper Company
266 Border Street, PO Box 313
East Boston MA 02128
Phone: 617-567-6200

SIZE

Total Building Space:	30,000 Sq.Ft
Building Space Available:	6,000 Sq.Ft
For Manuf./Warehouse:	6,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	5,000 Sq.Ft
Available Subdivision:	6,000 SF available on 4th floor.

LEASE TERMS

Rent: \$2.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 4.0

Stud Height: 14.00	Loading Docks: 10' x 40' Cement dock.
Freight Elevators: 1	Parking Spaces: 10

Utilities:

Features:

Sprinklers:

Description: Brick building.

TRANSPORTATION

Public Trans:	Maverick Square Station (Blue Line).
Rail Trans:	None.
Port Access:	Yes.
Highway Trans:	McClellan Highway (Route 1A), I-93, I-90.
Distance to Airport:	1.0 miles

SITE USES

Manufacturing, Warehouse.

COMMENTS

BRA / EDIC

Building space for lease in EAST BOSTON

Type: III

SITE

100 Condor Street
East Boston MA 02128

CONTACT PERSON

Terri Scheller, Owner
Bugatti, Inc.
100 Condor Street
East Boston MA 02128
Phone: 617-567-7600

In Empowerment Zone: N

SIZE

Total Building Space: 40,000 Sq.Ft
Building Space Available: 4,000 Sq.Ft
For Manuf./Warehouse: 4,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 7,000 Sq.Ft

LEASE TERMS

Rent: \$2.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: 1990 Floors: 4.0

Stud Height: 10.00 Loading Docks: 3
Freight Elevators: 1 Parking Spaces: 12

Utilities:
Amps: 600 Volts: Phase: 3
Features:
Sprinklers:
Renovations: None.
Description: New windows and facade; cement class I construction.

TRANSPORTATION

Public Trans: Maverick Station, Blue Line, 1 mile; Bus, 1/4 mile.
Rail Trans: None.
Port Access: None.
Highway Trans: Mystic Bridge, Rte 1, Sumner & Callahan Tunnels.
Distance to Airport: 1.0 miles

SITE USES

Warehouse, manufacturing.

COMMENTS

BRA / EDIC

Building space for lease in EAST BOSTON

Type:

SITE

Wallace Industrial Silversmiths
175 McClellan Hwy
East Boston MA 02128

In Empowerment Zone: N

CONTACT PERSON

Al Kramer, Attorney, Broker
Leonard Florence Associates
175 McClellan Highway
East Boston MA 02128
Phone: 617-568-1397

SIZE

Total Building Space:	300,000 Sq.Ft
Building Space Available:	70,000 Sq.Ft
For Manuf./Warehouse:	70,000 Sq.Ft
For Industrial Office:	70,000 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	215,000 Sq.Ft

LEASE TERMS

Rent: Triple Net

BUILDING DESCRIPTION

Year Completed: 1910 Year Renovated: Floors: 2.0

Stud Height: 14.00	Loading Docks: 4 truck levels
Freight Elevators: 0	Parking Spaces:

Utilities: Sufficient to meet any occupant needs.

Features: Close proximity to airport, rail, & port facilities.

Sprinklers: Throughout

Renovations: Ongoing. Depending on use. Otherwise none.

Description:

TRANSPORTATION

Public Trans:	MBTA bus stop in front of building.
Rail Trans:	Within 1-2 miles.
Port Access:	Within 1-2 miles.
Highway Trans:	Building on Rt 1A.
Distance to Airport:	1.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

4 acres open space. Rent negotiable.

BRA / EDIC

Building space for lease in EAST BOSTON

Type: I

SITE

Landano Brothers Trust Building
220 McClellan Highway
East Boston MA 02128

In Empowerment Zone: N

CONTACT PERSON

Alfred Landano, Owner
Landano Brothers Trust
220 McClellan Highway
East Boston MA 02128
Phone: 617-569-0156

SIZE

Total Building Space:	17,000 Sq.Ft
Building Space Available:	3,000 Sq.Ft
For Manuf./Warehouse:	2,250 Sq.Ft
For Industrial Office:	750 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	7,500 Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: 1967 Year Renovated: 1992 Floors: 2.0

Stud Height: 9.00	Loading Docks: 5 Truck height docks.
Freight Elevators: 0	Parking Spaces: 40

Utilities: All on site.

Features:

Sprinklers: Y

Description: Two story concrete building.

TRANSPORTATION

Public Trans:	Bus #400: Central Square - Boston via Western Avenue.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	McClellan Highway (Rt. 1A) to I-93, I-90.
Distance to Airport:	1.0 miles

SITE USES

Manufacturing, warehouse, office

COMMENTS

Lease terms are negotiable.

BRA / EDIC

Type:

SITE

345 McClellan Highway
East Boston MA 02128

In Empowerment Zone: N

CONTACT PERSON

Leonard Florence, Owner
Syratech/Wallace International
175 McClellan Highway
Boston MA 02128
Phone: 617-561-2200

SIZE

Open Space Available: 261,360 Sq.Ft
Parcel Size: 6.00 Acres

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Bus #400: Lynn - Boston via Western Avenue - Lynn.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	McClellan Highway(Route 1A) to I-93,I-90 & downtown,3 miles.
Distance to Airport:	1.0 miles

SITE USES

Airport-related uses.

COMMENTS

Adjacent to Ramada Hotel.
As of July 1994: company in contract with Star Market.

BRA / EDIC

Land space for sale/lease in EAST BOSTON

Type:

SITE

345-365 McClellan Highway
East Boston MA 02128

In Empowerment Zone: N

CONTACT PERSON

Al Kramer, Attorney, Broker
McClellan Highway Corp.
175 McClellan Highway
East Boston MA 02128
Phone: 617-568-1397

SIZE

Open Space Available: 260,000 Sq.Ft
Parcel Size: 6.00 Acres

LEASE/SALE TERMS

Rent: Triple Net
Sale price: \$ 3,500,000
Taxes: \$ 43,500
TRANSPORTATION

Public Trans: MBTA bus stop next to site.
Rail Trans: Within 1-2 miles
Port Access: Within 1-2 miles
Highway Trans: Site on Rt 1A
Distance to Airport: 1.0 miles

SITE USES

Any uses permitted by zoning.

COMMENTS

6 acres open space. Rent negotiable.

BRA / EDIC

Building/Land space for lease in EAST BOSTON

Type: III

SITE

440 McClellan Highway
East Boston MA 02128

In Empowerment Zone: N

CONTACT PERSON

Denis Walsh, Broker
Weld Management Co.
112 Water Street
Boston MA 02108
Phone: 617-367-3434

SIZE

Total Building Space: 120,000 Sq.Ft
Building Space Available: 5,000 Sq.Ft
 For Manuf./Warehouse: 5,000 Sq.Ft
 For Industrial Office: 5,000 Sq.Ft
 For R&D: 5,000 Sq.Ft
Building Foot Print: 109,000 Sq.Ft

Open Space Available: 345,000 Sq.Ft
Parcel Size: 8.00 Acres

LEASE TERMS

Rent: \$ 10.50 - 12.50 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: 1976 Year Renovated: 1986 Floors: 1.0

Stud Height: 18.00 Loading Docks: 25 Tailboards.
Freight Elevators: 0 Parking Spaces: 300

Utilities: All on site.

Features: Every 10,000 SF has 2 loading docks.

Sprinklers: Y

Renovations: none

Description:

TRANSPORTATION

Public Trans: Bus #440: Lynn - Boston via G.E. Bridge.

Rail Trans: None.

Port Access: None.

Highway Trans: McClellan Highway (Rt. 1A) to I-93, I-90, & downtown Boston.

Distance to Airport: 1.0 miles

SITE USES

Aircargo, warehouse.

COMMENTS

Ideal for airport related companies.

Lease terms are negotiable.

BRA / EDIC

Building space for lease in EAST BOSTON

Type: I

SITE

156 Porter Street
East Boston MA 02128

In Empowerment Zone: N

CONTACT PERSON

Jay Driscoll, Broker
The Codman Company
211 Congress Street
Boston MA 02110
Phone: 617-574-3795

SIZE

Total Building Space:	215,000 Sq.Ft
Building Space Available:	195,000 Sq.Ft
For Manuf./Warehouse:	195,000 Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft

LEASE TERMS

Rent: \$5.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1910 Year Renovated: Floors: 3.0

Stud Height: 25.00	Loading Docks: six 12'x55'platforms in rear
Freight Elevators: 4	Parking Spaces: 100

Utilities:

Features:

Sprinklers: wet system throughout

Description:

TRANSPORTATION

Public Trans:

Rail Trans:

Port Access:

Highway Trans:

SITE USES

manufacturing/warehouse

COMMENTS

BRA / EDIC

Building space for sale/lease in EAST BOSTON

Type: 1

SITE

Revelation Bra Company
156 Porter Street
East Boston MA 02128

In Empowerment Zone: N

CONTACT PERSON

Arnold Jacobson, Arnold Wilson, Owner
Revelation Bra Company
156 Porter Street
East Boston MA 02128
Phone: 617-569-3000

SIZE

Total Building Space:	210,000 Sq.Ft
Building Space Available:	210,000 Sq.Ft
For Manuf./Warehouse:	210,000 Sq.Ft
For Industrial Office:	210,000 Sq.Ft
For R&D:	210,000 Sq.Ft
Building Foot Print:	52,000 Sq.Ft
Available Subdivision:	Available space located on 3 floors.

LEASE/SALE TERMS

Rent: \$ 4.50 - 5.50 /Sq.Ft. Triple Net

Sale price: \$ 10,000,000

BUILDING DESCRIPTION

Year Completed: 1911 Year Renovated: Floors: 3.0

Stud Height: 17.00	Loading Docks: 1 Platform, 3 Tailboard bays.
Freight Elevators: 4	Parking Spaces: 150

Utilities: All on site.

Features:

Sprinklers: Full.

Renovations: None.

Description: Next to Airport.

TRANSPORTATION

Public Trans:	1 block to Airport MBTA Station, (Blue Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	McClellan Highway (Route 1A), 1 block to I-93, I-90.
Distance to Airport:	1.0 miles

SITE USES

Light manufacturing, office.

COMMENTS



Hyde Park

Land and Buildings for Sale or Lease

BRA / EDIC

Building space for lease in HYDE PARK

Type: 1

SITE

Abbey Industrial Park
130 Bradlee Street
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Tom Geraghty, Owen Fitzgerald, Owner
T.J. Geraghty & Associate
P.O. Box 52
Hyde Park MA 02136
Phone: 617-364-4000

SIZE

Total Building Space:	45,000 Sq.Ft
Building Space Available:	20,000 Sq.Ft
For Manuf./Warehouse:	20,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	23,000 Sq.Ft

LEASE TERMS

Rent: \$3.00 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: 1950 Year Renovated: Floors: 2.0

Stud Height: 12.00	Loading Docks: 2 Tailboard, 1 Drive-in.
Freight Elevators: 0	Parking Spaces: 30

Utilities: All on site.

Features: New roof.
Sprinklers: Dry sprinkler.
Description: Brick construction.

TRANSPORTATION

Public Trans:	Bus #32: Wolcott Sq. - Arborway via Hyde Park Avenue.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Collins Street to Hyde Park Avenue to Rte. 138/128.
Distance to Airport:	10.0 miles

SITE USES

Manufacturing.

COMMENTS

Loading dock available on 2nd flr because of grade of land.

BRA / EDIC

Building/Land space for lease in HYDE PARK

Type:

SITE

1211-1215 Hyde Park Avenue
Hyde Park MA

In Empowerment Zone: N

CONTACT PERSON

Dana Narlee, Broker
Pearson Associates, Inc
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	12,000 Sq.Ft
Building Space Available:	12,000 Sq.Ft
For Manuf./Warehouse:	12,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	12,000 Sq.Ft

Open Space Available:	6,000 Sq.Ft
Parcel Size:	0.00 Acres

LEASE TERMS

Rent: \$ 6.00 - 7.00 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 0.00	Loading Docks: 1
Freight Elevators: 0	Parking Spaces:

Utilities:

Features: 19,000 SF total land. Retail area of Hyde Park.
Sprinklers: no
Description:

TRANSPORTATION

Public Trans:
Rail Trans:
Port Access:
Highway Trans:

COMMENTS

BRA / EDIC

Building space for sale in HYDE PARK

Type:

SITE

1214 Hyde Park Avenue
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Gordon Sawyer, Owner
Hyde Park Savings Bank
1065 Truman Parkway
Hyde Park MA 02136
Phone: 617-361-1450

SIZE

Total Building Space:	11,812 Sq.Ft
Building Space Available:	11,812 Sq.Ft
For Manuf./Warehouse:	11,812 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	5,111 Sq.Ft

SALE TERMS

Sale price: \$ 155,000

Taxes: \$ 14,273

BUILDING DESCRIPTION

Year Completed: 1940 Year Renovated: Floors: 3.0

Stud Height: 12.00	Loading Docks: 3 Docks.
Freight Elevators: 0	Parking Spaces:

Utilities: All.

Features:

Sprinklers:

Description: Cinder block, brick and aluminium building.

TRANSPORTATION

Public Trans:	Bus #32: Wolcott Square - Forest Hills.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Neponset Valley Parkway to Truman Highway to Rtes 138 & 128.
Distance to Airport:	10.0 miles

SITE USES

Manufacturing, Office.

COMMENTS

BRA / EDIC

Building space for lease in HYDE PARK

Type:

SITE

1217 Hyde Park Avenue
Hyde Park MA 02036

CONTACT PERSON

David Goldman, Owner
Imperial Realty Trust
P.O. Box 67400
Chestnut Hill MA 02167
Phone: 617-566-1110

In Empowerment Zone: N

SIZE

Total Building Space:	11,000 Sq.Ft
Building Space Available:	4,500 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	11,000 Sq.Ft

LEASE TERMS

Rent: \$ 5.00 - 7.00 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: 1927 Year Renovated: 1975 Floors: 2.0

Stud Height: 14.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 12

Utilities:		
Amps: 400	Volts:	Phase:
Features:		
Sprinklers:		
Renovations:	1st floor	
Description:		

TRANSPORTATION

Public Trans:	Bus #32: Forest Hills - Wolcott Square.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Neponset Valley Parkway to Truman Highway to Rtes 138 & 128.
Distance to Airport:	7.0 miles

COMMENTS

BRA / EDIC

Building space for lease in HYDE PARK

Type: II

SITE

J&M Industrial Park
891 Hyde Park Avenue
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Jeff Temkin, Owner
J&M Realty Trust
891 Hyde Park Avenue
Hyde Park MA 02136
Phone: 617-364-4800

SIZE

Total Building Space:	9,000	Sq.Ft
Building Space Available:	1,500	Sq.Ft
For Manuf./Warehouse:	0	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	1,500	Sq.Ft
Building Foot Print:	2,400	Sq.Ft

LEASE TERMS

Rent: \$ 12.00 - 15.00 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 4.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 40

Utilities:

Features: One passenger elevator.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Bus #32: Wolcott Square - Forest Hills Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Hyde Park Avenue to American Legion Highway to Route 128.
Distance to Airport:	10.0 miles

SITE USES

R&D, Office.

COMMENTS

Part of a 2 building complex (891 & 893 Hyde Park Avenue).

BRA / EDIC

Building space for lease in HYDE PARK

Type: II

SITE

J&M Industrial Building
893 Hyde Park Avenue
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Jeff Temkin, Owner
J&M Realty Trust
891 Hyde Park Avenue
Hyde Park MA 02136
Phone: 617-364-4800

SIZE

Total Building Space:	8,960	Sq.Ft
Building Space Available:	2,000	Sq.Ft
For Manuf./Warehouse:	0	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	2,000	Sq.Ft
Building Foot Print:	2,300	Sq.Ft

LEASE TERMS

Rent: \$ 6.00 - 10.00 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 4.0

Stud Height: 14.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 40

Utilities:

Features: Includes office space; bathroom.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Bus #32: Wolcott Square - Forest Hills Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Hyde Park Avenue to American Legion Highway, 1 block.
Distance to Airport:	10.0 miles

SITE USES

R&D.

COMMENTS

BRA / EDIC

Building/Land space for lease in HYDE PARK

Type: I

SITE

Hyde Park Industrial Center
1415 Hyde Park Avenue
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Daniel Yukon, Owner
Acme Industrial Equipment Co.
1415 Hyde Park Avenue
Hyde Park MA 02136
Phone: 617-364-1010

SIZE

Total Building Space:	80,000 Sq.Ft
Building Space Available:	40,000 Sq.Ft
For Manuf./Warehouse:	20,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	20,000 Sq.Ft
Building Foot Print:	40,000 Sq.Ft

Open Space Available:	152,460 Sq.Ft
Parcel Size:	5.80 Acres

LEASE TERMS

Rent: \$ 2.00 - 6.00 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: 1890 Year Renovated: 1978 Floors: 3.0

Stud Height: 12.00	Loading Docks: 3 Tailboard, 2 Drive-in
Freight Elevators: 1	Parking Spaces: 100

Utilities:	
Amps: 5000	Volts: Phase: 3
Features:	4" poured reinforced concrete.
Sprinklers:	Full.
Renovations:	Depends on use.
Description:	Brick mill building.

TRANSPORTATION

Public Trans:	Bus #32: Wolcott Square - Forest Hills.
Rail Trans:	Amtrak rail adjacent.
Port Access:	None.
Highway Trans:	Neponset Valley Parkway to Truman Highway to Rtes 138 & 128.
Distance to Airport:	8.0 miles

SITE USES

Manufacturing, warehouse, R&D.

COMMENTS

Vintage historical building; well maintained.

BRA / EDIC

Building space for lease in HYDE PARK

Type: I

SITE

1575 Hyde Park Avenue
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Charles E. Dow, Owner
Charles E. Dow, Trustee
100 City Hall Plaza
Boston MA 02108
Phone: 617-742-1919

SIZE

Total Building Space:	30,000 Sq.Ft
Building Space Available:	30,000 Sq.Ft
For Manuf./Warehouse:	30,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft

Available Subdivision: Space can be subdivided.

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: Year Renovated: 1994 Floors: 0.0

Stud Height: 0.00	Loading Docks: 5
Freight Elevators: 0	Parking Spaces:

Utilities:

Features:	Space is on the first floor.
Sprinklers:	
Renovations:	None.
Description:	

TRANSPORTATION

Public Trans:	Bus #32: Forest Hills - Wolcott Square.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Neponset Valley Parkway to Truman Highway to Rtes. 128 & 138.
Distance to Airport:	10.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

Lease terms are negotiable.

BRA / EDIC

Building space for lease in HYDE PARK

Type: I

SITE

Precision Steel
1587 Hyde Park Avenue
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Burt Rudnick, Broker
B. Dexter Corp.
1330 Beacon Street, PO Box 419
Brookline MA 02146
Phone: 617-232-6987

SIZE

Total Building Space:	45,000 Sq.Ft
Building Space Available:	15,000 Sq.Ft
For Manuf./Warehouse:	15,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	45,000 Sq.Ft

LEASE TERMS

Rent: \$5.00 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: 1983 Year Renovated: Floors: 1.0

Stud Height: 30.00	Loading Docks: 9 Tailboards and 2 Ramps.
Freight Elevators: 0	Parking Spaces: 100

Utilities: All on site - gas, electric, water, telephone.

Features: Radiant heating; no columns; floor drains.

Sprinklers: Dry sprinklers.

Description: Completely modernized.

TRANSPORTATION

Public Trans: Bus #32: Forest Hills - Wolcott Square.

Rail Trans: None.

Port Access: None.

Highway Trans: Neponset Valley Parkway to Truman Highway to Rtes.128 & 138.

Distance to Airport: 10.0 miles

SITE USES

Manufacturing, warehouse, R&D.

COMMENTS

BRA / EDIC

Building space for sale/lease in HYDE PARK

Type:

SITE

1641 Hyde Park Avenue
Hyde Park MA

In Empowerment Zone: N

CONTACT PERSON

Michael McGrath, Broker
Pearson Associates, Inc
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	40,000 Sq.Ft
Building Space Available:	40,000 Sq.Ft
For Manuf./Warehouse:	38,000 Sq.Ft
For Industrial Office:	2,000 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	40,000 Sq.Ft

LEASE/SALE TERMS

Rent: \$ 4.00 - 4.50 /Sq.Ft.

Sale price: \$ 1,200,000

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 13.00

Freight Elevators: 0

Loading Docks: 4 tailboard, 2 drive-in

Parking Spaces: 75

Utilities:

Features:

Sprinklers: none

Description:

TRANSPORTATION

Public Trans:

Rail Trans:

Port Access:

Highway Trans:

COMMENTS

BRA / EDIC

Building space for lease in HYDE PARK

Type: I

SITE

1616 Hyde Park Avenue
Hyde Park MA 02136

CONTACT PERSON

Arthur Leon, Owner
1234 Washington Street
Boston MA 02118
Phone: 617-482-8383

In Empowerment Zone: N

SIZE

Total Building Space:	10,000 Sq.Ft
Building Space Available:	10,000 Sq.Ft
For Manuf./Warehouse:	10,000 Sq.Ft
For Industrial Office:	2,000 Sq.Ft
For R&D:	10,000 Sq.Ft
Building Foot Print:	10,000 Sq.Ft

LEASE TERMS

Rent: \$5.25 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1970 Year Renovated: 1981 Floors: 1.0

Stud Height: 20.00	Loading Docks: 2 Drive-in.
Freight Elevators: 0	Parking Spaces: 20

Utilities: Gas, heat, ample electric power, city water & sewer.

Features: Five-ton overhead crane. 2,500 mezzanine.

Sprinklers:

Description: Metal building.

TRANSPORTATION

Public Trans: Bus #32: Forest Hills - Wolcott Square. Commuter rail.

Rail Trans: None.

Port Access: None.

Highway Trans: Neponset Valley Parkway to Truman Highway to Rtes 138 & 128.

Distance to Airport: 10.0 miles

SITE USES

Manufacturing, warehouse, R&D

COMMENTS

15,000 SF paved open area in rear for parking.

BRA / EDIC

Building/Land space for sale/lease in HYDE PARK

Type: 1

SITE

1641 - 1645 Hyde Park Avenue
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Peter Quinn, Broker
Quinn Associates, Inc.
130 Liberty Street
Brockton MA 02401
Phone: 508-588-5600

SIZE

Total Building Space:	40,000 Sq.Ft
Building Space Available:	40,000 Sq.Ft
For Manuf./Warehouse:	40,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	40,000 Sq.Ft
Available Subdivision:	Will subdivide to as small as 10,000 SF.
Open Space Available:	52,272 Sq.Ft
Parcel Size:	1.20 Acres

LEASE/SALE TERMS

Rent: \$4.25 /Sq.Ft Triple Net
Sale price: \$ 1,300,000

BUILDING DESCRIPTION

Year Completed: 1965 Year Renovated: 1993 Floors: 1.0

Stud Height: 11.00	Loading Docks: 4 Tailboards, 1 Drive-in door.
Freight Elevators: 0	Parking Spaces: 30

Utilities: All.
Amps: 400 Volts: 120/240 Phase: 3
Features: Completely airconditioned. Fire protection alarm.
Sprinklers:
Description: Block construction.

TRANSPORTATION

Public Trans:	Bus #32: Forest Hills - Wolcott Square.
Rail Trans:	Yes.
Port Access:	None.
Highway Trans:	To Rte. 138 to Rte. 128 and I-95.
Distance to Airport:	10.0 miles

SITE USES

Manufacturing, printing.

COMMENTS

Will sell or lease 10,000 SF, 20,000 SF or entire building.

BRA / EDIC

Building/Land space for sale/lease in HYDE PARK

Type: I

SITE

Hub Steel & Iron Building
1660 Hyde Park Avenue
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Dana Narlee, Broker
Pearson Associates, Inc
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	27,000 Sq.Ft
Building Space Available:	27,000 Sq.Ft
For Manuf./Warehouse:	27,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	25,000 Sq.Ft
Open Space Available:	65,340 Sq.Ft
Parcel Size:	1.50 Acres

LEASE/SALE TERMS

Rent: \$5.50 /Sq.Ft

Sale price:

BUILDING DESCRIPTION

Year Completed: 1952 Year Renovated: 1960 Floors: 1.0

Stud Height: 24.00	Loading Docks: Two large drive-in doors.
Freight Elevators: 0	Parking Spaces:

Utilities: Electric, Gas, Water.

Features: Big crane-ways. Ample parking. Ceilings of 18-24 feet.

Sprinklers:

Description: Heavy manufacturing/factory building in industrial area.

TRANSPORTATION

Public Trans: Bus #32: Forest Hills - Wolcott Square.

Rail Trans: None.

Port Access: None.

Highway Trans: Neponset Valley Parkway to Truman Highway to Rtes 138 & 128.

Distance to Airport: 10.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

Sale and lease terms are negotiable.

BRA / EDIC

Land space for lease in HYDE PARK

Type:

SITE

Wheeler Estate
1665 Hyde Park Avenue
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Tom Geraghty, Owen Fitzgerald, Owner
T.J. Geraghty & Associate
P.O. Box 52
Hyde Park MA 02136
Phone: 617-364-4000

SIZE

Open Space Available: 87,120 Sq.Ft
Parcel Size: 2.00 Acres

LEASE TERMS

Rent: \$2.00 /Sq.Ft

TRANSPORTATION

Public Trans:	Bus #3: Wolcott Square - Cleary Square.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Neponset Valley Parkway to Rt. 138 to Rt. 128.
Distance to Airport:	10.0 miles

SITE USES

Industrial.

COMMENTS

BRA / EDIC

Building space for lease in HYDE PARK

Type: I

SITE

CONTACT PERSON

Gustin Kramer Co. Property
1715 Hyde Park Avenue
Hyde Park MA 02136

Albert Sagansky, Broker
Warehouse and Distribution Properties
P.O. Box 148, Prudential Ctr
Boston MA 02199
Phone: 617-424-7212

In Empowerment Zone: N

SIZE

Total Building Space:	40,000 Sq.Ft
Building Space Available:	40,000 Sq.Ft
For Manuf./Warehouse:	40,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	40,000 Sq.Ft
Available Subdivision:	Can subdivide to 12,000 SF.

LEASE TERMS

Rent: \$3.00 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: 1930 Year Renovated: Floors: 1.0

Stud Height: 14.00	Loading Docks: 2 Platform level, 1 Ground level.
Freight Elevators: 0	Parking Spaces: 50

Utilities:

Amps:	Volts:	Phase: 3
Features:	Functional space; rail potential.	
Sprinklers:	Full.	
Renovations:	None.	
Description:	Brick industrial building.	

TRANSPORTATION

Public Trans:	Bus #32: Forest Hills - Wolcott Square.
Rail Trans:	Possible.
Port Access:	None.
Highway Trans:	Neponset Valley Parkway to Truman Highway to Rtes 138 & 128.
Distance to Airport:	11.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

Was used for textile manufacturing.

BRA / EDIC

Land space for lease in HYDE PARK

Type:

SITE

1750 Hyde Park Avenue
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Tom Geraghty, Owen Fitzgerald, Owner
T.J. Geraghty & Associate
P.O. Box 52
Hyde Park MA 02136
Phone: 617-364-4000

SIZE

Open Space Available:	6,000 Sq.Ft
Parcel Size:	2.00 Acres

LEASE TERMS

Rent: \$2.00 /Sq.Ft

TRANSPORTATION

Public Trans:	Bus #3: Wolcott Square - Cleary Square.
Rail Trans:	Amtrak - 1/8 mile.
Port Access:	None.
Highway Trans:	Neponset Valley Parkway to Rte. 138 to Rte. 128.
Distance to Airport:	10.0 miles

SITE USES

Contractor yard.

COMMENTS

BRA / EDIC

Building/Land space for sale/lease in HYDE PARK

Type: III

SITE

Burtman Steel Bldg
21 Industrial Drive
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Philip Goodman, Owner
Whiting Trust
PO Box 5, 31 Industrial Drive
Readville MA 02137
Phone: 617-364-1200

SIZE

Total Building Space: 25,000 Sq.Ft
Building Space Available: 25,000 Sq.Ft
For Manuf./Warehouse: 23,000 Sq.Ft
For Industrial Office: 2,000 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 24,680 Sq.Ft

Open Space Available: 87,000 Sq.Ft
Parcel Size: 2.20 Acres

LEASE/SALE TERMS

Rent: \$3.75 /Sq.Ft Triple Net
Sale price: \$ 900,000 Taxes: \$ 27,000

BUILDING DESCRIPTION

Year Completed: 1981 Year Renovated: Floors: 2.0

Stud Height: 26.00 Loading Docks: 2 Tailboard, 2 Drive-in.
Freight Elevators: 0 Parking Spaces: 50

Utilities: Gas, electric, water.

Features:

Sprinklers: Full.

Description: Column spacing: 26' * 50'.

TRANSPORTATION

Public Trans: Readville Commuter Station.
Rail Trans: None.
Port Access: None.
Highway Trans: Route 128, N/S.
Distance to Airport: 11.0 miles

SITE USES

Repair facility, warehouse, mnfg

COMMENTS

Includes modern offices in both floors, work area, and yard.
5 ton cranes.

BRA / EDIC

Building/Land space for sale/lease in HYDE PARK

Type: III

SITE

Burtman Steel Bldg
31 Industrial Drive
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Philip Goodman, Owner
Whiting Trust
PO Box 5, 31 Industrial Drive
Readville MA 02137
Phone: 617-364-1200

SIZE

Total Building Space: 100,000 Sq.Ft
Building Space Available: 100,000 Sq.Ft
For Manuf./Warehouse: 98,000 Sq.Ft
For Industrial Office: 2,000 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 100,000 Sq.Ft

Open Space Available: 197,000 Sq.Ft
Parcel Size: 4.66 Acres

LEASE/SALE TERMS

Rent: \$3.00 /Sq.Ft Triple Net
Sale price: \$ 1,700,000 Taxes: \$ 60,000

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 20.00 Loading Docks: 2 Tailboards, 14 Drive-in.
Freight Elevators: 1 Parking Spaces: 75

Utilities: Gas, electric, water.

Features: Column spacing: 25' * 32'.

Sprinklers:

Description: Cement block/brick construction.

TRANSPORTATION

Public Trans: Readville Commuter Station.
Rail Trans: None.
Port Access: None.
Highway Trans: Route 128, N/S.
Distance to Airport: 11.0 miles

SITE USES

Mnfg, repair facility, storage

COMMENTS

5 ton cranes.

BRA / EDIC

Building/Land space for sale/lease in HYDE PARK

Type:

SITE

31 Industrial Drive Burtman Iro
31 Industrial Drive
Hyde Park MA

In Empowerment Zone: N

CONTACT PERSON

Daniel Lynch, Broker
The Dartmouth Company
One Exeter Plaza
Boston MA
Phone: 617-262-6620

SIZE

Total Building Space:	131,000 Sq.Ft
Building Space Available:	131,000 Sq.Ft
For Manuf./Warehouse:	110,000 Sq.Ft
For Industrial Office:	13,000 Sq.Ft
For R&D:	0Sq.Ft
Building Foot Print:	92,000 Sq.Ft
Available Subdivision:	26,000 SF and 90,000 SF
Open Space Available:	292,000 Sq.Ft
Parcel Size:	6.80 Acres

LEASE/SALE TERMS

Rent: \$4.00 /Sq.Ft Triple Net

Sale price: \$ 2,600,000

BUILDING DESCRIPTION

Year Completed: 1940 Year Renovated: 1980 Floors: 4.0

Stud Height: 19.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities:

Features:

Sprinklers:

Description:

TRANSPORTATION

Public Trans:	3 miles to Rt 128
Rail Trans:	Yes
Port Access:	No
Highway Trans:	
Distance to Airport:	8.0 miles

COMMENTS

2 buildings

BRA / EDIC

Land space for sale in HYDE PARK

Type:

SITE

16 - 24 Pingree Street
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
BRA/EDIC
One City Hall Square, 9th Flr
Boston MA 02114
Phone: 617-722-4300 ext 4324

SIZE

Open Space Available:	8,671 Sq.Ft
Parcel Size:	0.19 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Commuter Rail Station, 100 feet.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Route 128, 3 miles.
Distance to Airport:	8.0 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for sale/lease in HYDE PARK

Type:

SITE

1295 River St Professional Bldg
1295 River Street
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Stan Sreda, Owner
1295 River St. Trust
10 Mansfield St.
Sharon MA 02067
Phone: 617-784-2720

SIZE

Total Building Space:	12,800 Sq.Ft
Building Space Available:	11,527 Sq.Ft
For Manuf./Warehouse:	2,500 Sq.Ft
For Industrial Office:	3,700 Sq.Ft
For R&D:	3,500 Sq.Ft
Building Foot Print:	4,480 Sq.Ft
Available Subdivision:	all floors

LEASE/SALE TERMS

Rent: \$ 8.00 - 12.00 /Sq.Ft.

Sale price: \$ 600,000

Taxes: \$ 15,000

BUILDING DESCRIPTION

Year Completed: 1930 Year Renovated: 1985 Floors: 3.0

Stud Height: 12.00

Loading Docks: 1 Tailboard/Elevator access

Freight Elevators: 1

Parking Spaces: 12

Utilities: Electricity, water, sewer, phone

Amps: Volts: Phase: 3 and 4

Features: New Rubber Membrane roof,new carpet+paint 2 flr,security sys

Sprinklers:

Description: Brick structure w/paved parking lot

TRANSPORTATION

Public Trans: Bus and commuter rail

Rail Trans: None

Port Access: None

Highway Trans: 5 miles to Rt 128

Distance to Airport: 10.0 miles

SITE USES

Office,retail,medical,warehous

COMMENTS

BRA / EDIC

Building/Land space for sale in HYDE PARK

Type:

SITE

39 Sprague Street
Hyde Park MA 02136

In Empowerment Zone: N

SIZE

Total Building Space:	3,650	Sq.Ft
Building Space Available:	3,650	Sq.Ft
For Manuf./Warehouse:	3,650	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	3,650	Sq.Ft
Open Space Available:	150,000	Sq.Ft
Parcel Size:	3.50	Acres

SALE TERMS

Sale price: \$ 900,000

Taxes: \$ 8,858

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 15.00 Loading Docks: 2 Drive-in doors.
Freight Elevators: 0 Parking Spaces:

Utilities:	Sewer, Water, Electric.
Amps: 60	Volts: Phase:
Features:	Parcel secured by a fence.
Sprinklers:	
Description:	Flat fully paved land.

TRANSPORTATION

Public Trans:	Readville Commuter Station, 3 blocks.
Rail Trans:	Yes.
Port Access:	None.
Highway Trans:	Sprague Street to Route 128, 2 miles; to I-95, 2 miles.
Distance to Airport:	11.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

BRA / EDIC

Building space for sale/lease in HYDE PARK

Type: I

SITE

50 Sprague Street
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Cathy Minnerly-Keane, Broker
Hunneman Company
70-80 Lincoln Street
Boston MA 02111
Phone: 617-457-3207

SIZE

Total Building Space:	22,500 Sq.Ft
Building Space Available:	22,500 Sq.Ft
For Manuf./Warehouse:	22,500 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	17,000 Sq.Ft

LEASE/SALE TERMS

Rent:

Sale price: \$ 995,000

Taxes: \$ 39,580

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 27.00	Loading Docks: 2 Drive In
Freight Elevators: 0	Parking Spaces: 45

Utilities:

Amps: 400 Volts: Phase:

Features: Fenced-in yard.

Sprinklers:

Renovations: Newly renovated.

Description:

TRANSPORTATION

Public Trans:	Bus #32: Wolcott Square - Forest Hills; Readville Station.
Rail Trans:	Yes.
Port Access:	None
Highway Trans:	Sprague Street to Route 128, 2 miles.
Distance to Airport:	11.0 miles

SITE USES

Warehouse, office.

COMMENTS

Lease terms are negotiable.

BRA / EDIC

Building space for lease in HYDE PARK

Type: I

SITE

63 & 67 Sprague Street
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Austin Smith, Broker
Whittier Partners
155 Federal Street, 10th Floor
Boston MA 02110
Phone: 617-728-8441

SIZE

Total Building Space:	40,000 Sq.Ft
Building Space Available:	15,000 Sq.Ft
For Manuf./Warehouse:	15,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	20,000 Sq.Ft
Available Subdivision:	2,500.

LEASE TERMS

Rent: \$4.25 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 22.00	Loading Docks: Loading dock every 2,500 feet.
Freight Elevators: 0	Parking Spaces: 45

Utilities:

Features:

Sprinklers: Full.

Description:

TRANSPORTATION

Public Trans:	Readville Commuter Station.
Rail Trans:	Possible.
Port Access:	None.
Highway Trans:	Sprague Street to East Street to Route 128 N/S, 1 mile.
Distance to Airport:	12.0 miles

SITE USES

Manufacturing, Warehouse.

COMMENTS

Two buildings with 20,000 SF total on each building.
5,000 SF available in 63 Sprague; 10,000 SF in 67 Sprague.

BRA / EDIC

Building space for lease in HYDE PARK

Type:

SITE

45 Walter Street Building
45 Walter Street
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Burt Rudnick, Broker
B. Dexter Corp.
P.O. Box 419
Brookline MA 02146
Phone: 617-232-6987

SIZE

Total Building Space:	23,000 Sq.Ft
Building Space Available:	23,000 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	23,000 Sq.Ft

LEASE TERMS

Rent: \$ 3.75 - 4.50 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: 1960 Year Renovated: 1983 Floors: 1.0

Stud Height: 19.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 30

Utilities:	Electric, water, gas, sewer, telephone
Amps: 400	Volts: 230 Phase: 3
Features:	Hvy reinforced concrete flr, 3 TB doors, 1 ramp, clmn spc 25x60
Sprinklers:	Adequate
Description:	1-story butler type/land flat-paved

TRANSPORTATION

Public Trans:	MBTA bus line and commuter rail
Rail Trans:	Siding was discontinued/approximately 2 miles
Port Access:	(Boston) 10 miles
Highway Trans:	2 miles to Rts 138 & 128
Distance to Airport:	10.0 miles

SITE USES

Light mnfg, warehouse, office

COMMENTS

BRA / EDIC

Building space for lease in HYDE PARK

Type: I

SITE

54 Walter Street
Hyde Park MA 02136

In Empowerment Zone: N

CONTACT PERSON

Tom Geraghty, Owen Fitzgerald, Owner
T.J. Geraghty & Associate
P.O. Box 52
Hyde Park MA 02136
Phone: 617-364-4000

SIZE

Total Building Space:	26,000 Sq.Ft
Building Space Available:	10,000 Sq.Ft
For Manuf./Warehouse:	10,000 Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft
Building Foot Print:	26,000 Sq.Ft

LEASE TERMS

Rent: \$3.50 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1991 Year Renovated: Floors: 1.0

Stud Height: 24.00	Loading Docks: 1 Overhead door
Freight Elevators: 0	Parking Spaces: 60

Utilities: Individual gas & electricity.

Features:
Sprinklers: Full.
Description:

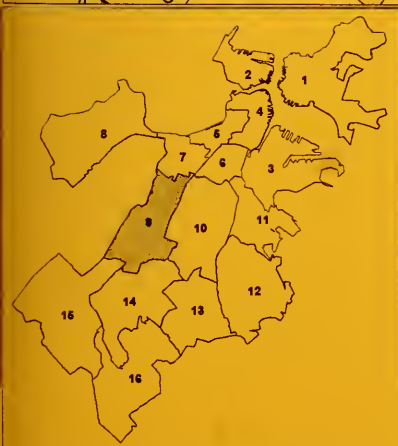
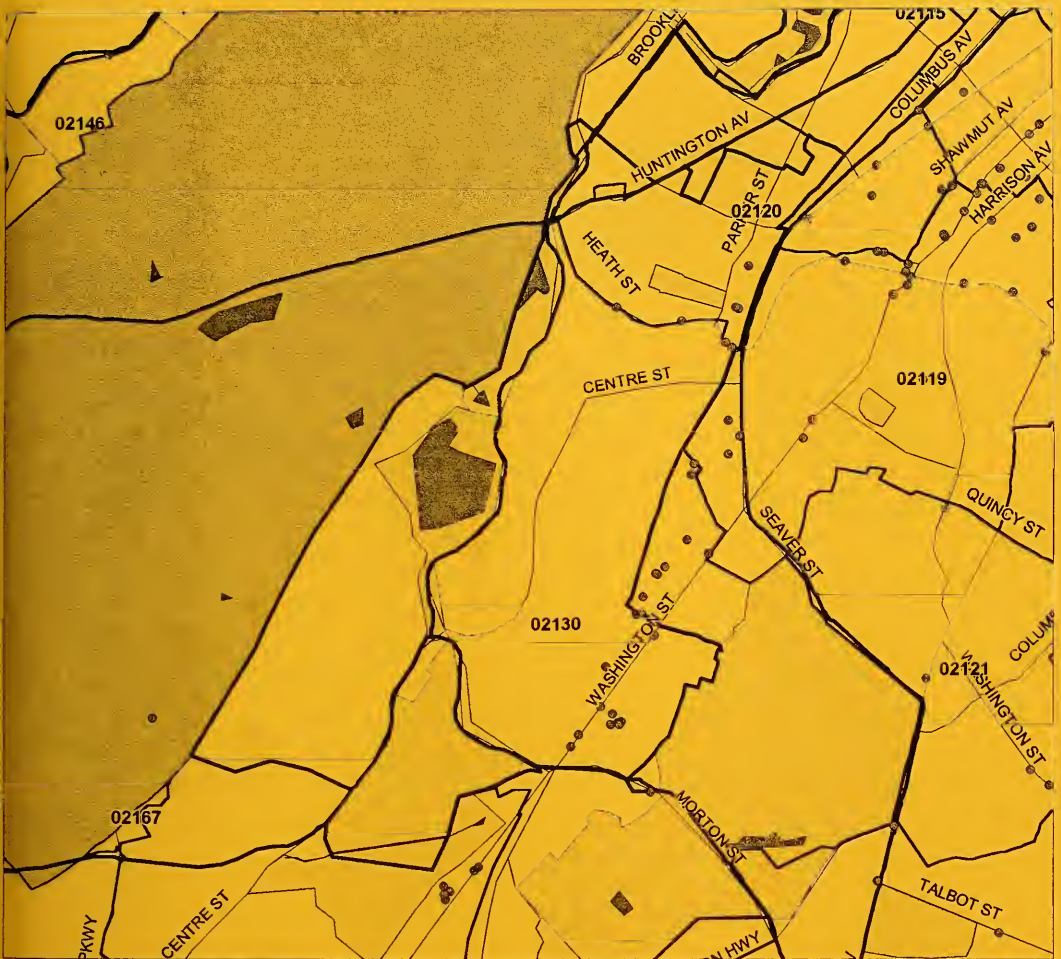
TRANSPORTATION

Public Trans:	Bus #27: Mattapan (Red Line) - Ashmont Station (Red Line).
Rail Trans:	Abuts Penn Central Tracks.
Port Access:	None.
Highway Trans:	Fairmont Ave. to Truman Hwy. to Williams Ave. to Rt. 128.
Distance to Airport:	10.0 miles

SITE USES

Manufacturing.

COMMENTS



Jamaica Plain

Land and Buildings for Sale or Lease

BRA / EDIC

Building space for lease in JAMAICA PLAIN

Type: I

SITE

14 Brookley Road
Jamaica Plain MA 02130

In Empowerment Zone: N

CONTACT PERSON

Peter J. Janis, Owner
PJ Janis Company, Inc.
3530 Washington Street
Boston MA 02130
Phone: 617-522-8674

SIZE

Total Building Space:	14,400	Sq.Ft
Building Space Available:	700	Sq.Ft
For Manuf./Warehouse:	700	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	14,400	Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: Year Renovated: 1984 Floors: 1.0

Stud Height: 22.00	Loading Docks: 2 Drive-In.
Freight Elevators: 0	Parking Spaces: 12

Utilities: Heat-hot air by oil.

Features:

Sprinklers:

Description: Three freestanding buildings.

TRANSPORTATION

Public Trans:	Forest Hills Station (Green/Orange Lines), 3-4 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Washington Street to Melnea Blvd to I-93 and I-90.
Distance to Airport:	6.0 miles

SITE USES

Manufacturing.

COMMENTS

Lease terms are negotiable.

BRA / EDIC

Building space for lease in JAMAICA PLAIN

Type: III

SITE

Northeastern Petroleum Serv and
37 Brookley Road
Jamaica Plain MA 02130

In Empowerment Zone: N

CONTACT PERSON

Jerry Mello, Owner
Stonley Realty Trust
37 Brookley Road
Jamaica Plain MA 02130
Phone: 617-522-8390

SIZE

Total Building Space:	7,000 Sq.Ft
Building Space Available:	1,000 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	1,000 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	5,000 Sq.Ft

LEASE TERMS

Rent: \$ 8.00 - 10.00 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: 1963 Year Renovated: 1975 Floors: 2.0

Stud Height: 7.00	Loading Docks: 1 Drive in.
Freight Elevators: 0	Parking Spaces:

Utilities:

Features:	Bright, windowed unit w/A/C, carpeted, partly furnished, 2 baths
Sprinklers:	none
Renovations:	none
Description:	

TRANSPORTATION

Public Trans:	Forest Hills Station (Orange/Green Lines), 6 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Washington Street to Melnea Cass Blvd. to I-93 and I-90.
Distance to Airport:	6.0 miles

SITE USES

Warehouse.

COMMENTS

Has open yard with permit for automotive storage.

BRA / EDIC

Building space for lease in JAMAICA PLAIN

Type: I

SITE

115 Brookside Avenue
Jamaica Plain MA 02130

In Empowerment Zone: N

CONTACT PERSON

Richard DiBona, Broker
Carlysle Engineering Inc.
132 Brookside Avenue
Boston MA 02130
Phone: 617-522-6650

SIZE

Total Building Space:	3,000	Sq.Ft
Building Space Available:	3,000	Sq.Ft
For Manuf./Warehouse:	3,000	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	3,000	Sq.Ft

LEASE TERMS

Rent: \$4.40 /Sq.Ft

BUILDING DESCRIPTION

Year Completed:	Year Renovated:	Floors: 1.0
Stud Height: 9.00	Loading Docks: 1	Tailboard.
Freight Elevators: 0	Parking Spaces: 50	

Utilities:

Features: Wood frame bldg; new roof.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Green Street Station (Orange Line).
Rail Trans:	None
Port Access:	None
Highway Trans:	Amory Street to Columbia Avenue to Melnea Cass Blvd to I-93.
Distance to Airport:	6.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

BRA / EDIC

Building space for lease in JAMAICA PLAIN

Type: I

SITE

Haffenreffer Brewery Complex
31 Germania Street
Jamaica Plain MA 02130

In Empowerment Zone: N

CONTACT PERSON

Betty Clark, Owner
NDC of Jamaica Plain
31 Germania Street
Jamaica Plain MA 02130
Phone: 617-522-2424

SIZE

Total Building Space:	125,000 Sq.Ft
Building Space Available:	8,180 Sq.Ft
For Manuf./Warehouse:	8,180 Sq.Ft
For Industrial Office:	2,300 Sq.Ft
For R&D:	2,300 Sq.Ft
Building Foot Print:	24,000 Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: 1880 Year Renovated: 1995 Floors: 3.0

Stud Height: 20.00	Loading Docks: Overhead door, trailer tail.
Freight Elevators: 1	Parking Spaces: 100

Utilities:	Gas, heat, high level electric.
Amps:	Volts: Phase: 3
Features:	Access to FAX/copy machine, small business tech'l assistance
Sprinklers:	Some buildings.
Renovations:	Much of the space is newly renovated.
Description:	16 buildings are part of small business incubator.

TRANSPORTATION

Public Trans:	Green Station (Orange Line), 2 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Columbus Avenue to Melnea Cass Blvd. to I-93 N/S, 5 miles.
Distance to Airport:	6.0 miles

SITE USES

Mfg, food processing, office

COMMENTS

The Brewery has 28 small light manufacturing businesses and offices. Lease terms are negotiable. Build-on financing avail

BRA / EDIC

Building space for sale/lease in JAMAICA PLAIN

Type: III

SITE

31 Heath Street
Jamaica Plain MA 02130

In Empowerment Zone: Y

CONTACT PERSON

George Demeter, Owner
Demeter Realty
163 Newbury Street
Boston MA 02116
Phone: 617-262-1020

SIZE

Total Building Space:	40,000 Sq.Ft
Building Space Available:	40,000 Sq.Ft
For Manuf./Warehouse:	40,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	10,000 Sq.Ft

LEASE/SALE TERMS

Rent:

Sale price:

BUILDING DESCRIPTION

Year Completed: 1910 Year Renovated: Floors: 4.0

Stud Height: 17.00	Loading Docks: 3 Tailboards, 2 Drive-in.
Freight Elevators: 1	Parking Spaces: 30

Utilities:

Features:

Sprinklers:

Renovations: Building needs renovation.

Description:

TRANSPORTATION

Public Trans:	Jackson Square Station (Orange Line), 3 Blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Columbus Avenue to Melnea Cass Blvd. to I-93 N/S, 1 mile.
Distance to Airport:	5.0 miles

SITE USES

Whse, industrial, housing

COMMENTS

Lease terms and sale price are negotiable.

BRA / EDIC

Building/Land space for lease in JAMAICA PLAIN

Type: III

SITE

Doyle Chimney & Roofing Bldg
50 Stedman Street
Jamaica Plain MA 02130

In Empowerment Zone: N

CONTACT PERSON

Jerry Mello, Owner
Stonley Realty Trust
37 Brookley Road
Jamaica Plain MA 02130
Phone: 617-522-8390

SIZE

Total Building Space:	5,000	Sq.Ft
Building Space Available:	2,000	Sq.Ft
For Manuf./Warehouse:	2,000	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	5,000	Sq.Ft

Open Space Available:	5,000	Sq.Ft
Parcel Size:	0.23	Acres

LEASE TERMS

Rent: \$6.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1950 Year Renovated: Floors: 1.0

Stud Height: 20.00	Loading Docks: 1 Overhead.
Freight Elevators: 0	Parking Spaces: 5

Utilities:	Heat, electric, hot air oil-fired furnace.
Amps:	Volts: Phase: 1, 3
Features:	L-shaped building with overhead doors.
Sprinklers:	
Description:	Concrete floor; wood and concrete block construction.

TRANSPORTATION

Public Trans:	Forest Hills Station (Orange & Green Lines), 2 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Washington Street to Melnea Cass Blvd. to I-93 and I-90.
Distance to Airport:	6.0 miles

SITE USES

Warehouse, car, truck repair.

COMMENTS

Has open yard with permit for automotive & truck storage.

BRA / EDIC

Building/Land space for sale/lease in JAMAICA PLAIN

Type: I

SITE

The Paint Factory
76 Stonley Road
Jamaica Plain MA 02130

In Empowerment Zone: N

CONTACT PERSON

Jerry Mello, Owner
Stonley Realty Trust
37 Brookley Road
Jamaica Plain MA 02130
Phone: 617-522-8390

SIZE

Total Building Space:	7,500 Sq.Ft
Building Space Available:	3,500 Sq.Ft
For Manuf./Warehouse:	3,500 Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft
Building Foot Print:	5,500 Sq.Ft
Available Subdivision:	2,000 SF available on 2nd floor for storage use.
Open Space Available:	19,000 Sq.Ft
Parcel Size:	0.44 Acres

LEASE/SALE TERMS

Rent: \$ 6.00 - 7.00 /Sq.Ft.

Sale price: \$ 295,000

BUILDING DESCRIPTION

Year Completed: 1930 Year Renovated: 1994 Floors: 2.0

Stud Height: 10.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 3

Utilities:	Steam heat with oil.
Amps:	Volts: Phase: 1, 3
Features:	Full alarm. New roof, new wiring. All U.G. tanks removed.
Sprinklers:	Full.
Description:	Flat and peaked roof.

TRANSPORTATION

Public Trans:	Forest Hills (Orange line), 2 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Washington Street to Melnea Cass Blvd. to I-93 and I-90.
Distance to Airport:	6.0 miles

SITE USES

Mfg, Warehouse, Trade Type.

COMMENTS

Street parking-dead end street.
Lease terms and sale price are negotiable.

BRA / EDIC

Building space for sale in JAMAICA PLAIN

Type:

SITE

Ableman Building
84 Stonley Road
Jamaica Plain MA 02130

In Empowerment Zone: N

CONTACT PERSON

Barry D. Smith, Owner
S.O.S. Plumbing Inc.
3377 Washington Street
Jamaica Plain MA 02130
Phone: 617-522-1000

SIZE

Total Building Space:	6,500 Sq.Ft
Building Space Available:	6,500 Sq.Ft
For Manuf./Warehouse:	6,500 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	3,500 Sq.Ft

SALE TERMS

Sale price: \$ 235,000

Taxes: \$ 4,800

BUILDING DESCRIPTION

Year Completed: 1944 Year Renovated: 1988 Floors: 2.0

Stud Height: 12.00

Loading Docks: 1 Tailboard

Freight Elevators: 1

Parking Spaces: 10

Utilities: Heat, alarm.

Amps: 400 Volts: 230 Phase: 1, 3

Features: Central airconditioned; new heating systems.

Sprinklers: Full.

Renovations: None.

Description:

TRANSPORTATION

Public Trans: Forest Hills Station (Orange Line/Green Line), 6 blocks.

Rail Trans: None.

Port Access: None.

Highway Trans: Washington Street to Melnea Cass Blvd. to I-93 and Turnpike.

Distance to Airport: 6.0 miles

SITE USES

Warehouse, office.

COMMENTS

BRA / EDIC

Building space for sale/lease in JAMAICA PLAIN

Type:

SITE

Larkin Movers Warehouse
3175 Washington Street
Jamaica Plain MA 02130

In Empowerment Zone: N

CONTACT PERSON

Jack Donegan, Trustee, Broker
Larkin Realty Trust
3175 Washington Street
Jamaica Plain MA 02130
Phone: 617-522-3300

SIZE

Total Building Space: 60,000 Sq.Ft
Building Space Available: 60,000 Sq.Ft
For Manuf./Warehouse: 60,000 Sq.Ft
For Industrial Office: 60,000 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 10,000 Sq.Ft
Available Subdivision: Units available from 1,200 SF to 3,600 SF.

LEASE/SALE TERMS

Rent: \$ 4.00 - 12.00 /Sq.Ft.

Sale price: \$ 2,200,000

Taxes: \$ 40,000

BUILDING DESCRIPTION

Year Completed: 1894 Year Renovated: Floors: 6.0

Stud Height: 0.00

Loading Docks: 1 Drive-in, 1 Tailgate

Freight Elevators: 1

Parking Spaces: 20

Utilities:

Amps: Volts: 220 Phase: 3

Features: Secure, fire-resistant, close to downtown.

Sprinklers: none

Description: 6 story masonry building.

TRANSPORTATION

Public Trans: On bus route, near Orange line.

Rail Trans: none

Port Access: none

Highway Trans: 2 miles

Distance to Airport: 10.0 miles

SITE USES

Storage, warehouse, office, dist

COMMENTS

BRA / EDIC

Building space for sale/lease in JAMAICA PLAIN

Type: I

SITE

Avon Home Fashions
3368 Washington Street
Jamaica Plain MA 02130

In Empowerment Zone: N

CONTACT PERSON

George or Kevin Kouri, Owner
Avon Home Fashions Inc.
75 Lundquist Drive
Braintree MA 02184
Phone: 617-843-9600

SIZE

Total Building Space:	36,150 Sq.Ft
Building Space Available:	26,650 Sq.Ft
For Manuf./Warehouse:	26,650 Sq.Ft
For Industrial Office:	26,650 Sq.Ft
For R&D:	26,650 Sq.Ft
Building Foot Print:	26,650 Sq.Ft

LEASE/SALE TERMS

Rent: \$3.50 /Sq.Ft	Triple Net
Sale price: \$ 900,000	Taxes: \$ 38,000

BUILDING DESCRIPTION

Year Completed:	Year Renovated:	Floors: 1.0
-----------------	-----------------	-------------

Stud Height: 15.00	Loading Docks: 2
Freight Elevators: 0	Parking Spaces: 25

Utilities:	
Amps: 400	Volts: 120x240 Phase: 1,3
Features:	
Sprinklers:	Complete
Renovations:	none
Description:	

TRANSPORTATION

Public Trans:	Bus #42: Forest Hills - Ruggles Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Cummins Highway to Routes 128 and 138. 10m
Distance to Airport:	10.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

BRA / EDIC

Building space for lease in JAMAICA PLAIN

Type: I

SITE

3390 Washington Street
Jamaica Plain MA 02130

CONTACT PERSON

Russell Hill, Broker
R.E. Hill and Company, Inc.
432 Columbia Street
Boston MA 02141
Phone: 617-864-6800

In Empowerment Zone: N

SIZE

Total Building Space:	40,000 Sq.Ft
Building Space Available:	40,000 Sq.Ft
For Manuf./Warehouse:	40,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	17,000 Sq.Ft

LEASE TERMS

Rent: \$ 4.00 - 5.00 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: 1914 Year Renovated: Floors: 2.0

Stud Height: 14.00	Loading Docks: 4 Dock height tailboards.
Freight Elevators: 1	Parking Spaces: 75

Utilities: All.

Features: Includes 10,000 SF office space.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Bus # 42: Forest Hills - Ruggles Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Cummins Highway to Routes 128 & 138.
Distance to Airport:	6.0 miles

SITE USES

Manufacturing, office.

COMMENTS

BRA / EDIC

Building space for sale/lease in JAMAICA PLAIN

Type: I

SITE

Independent Packaging Building
3529 Washington Street
Jamaica Plain MA 02130

In Empowerment Zone: N

CONTACT PERSON

John Capuana, Broker
RM Bradley & Company
250 Boylston Street
Boston MA 02116
Phone: 617-421-0788

SIZE

Total Building Space:	108,000 Sq.Ft
Building Space Available:	108,000 Sq.Ft
For Manuf./Warehouse:	108,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft

LEASE/SALE TERMS

Rent: \$3.00 /Sq.Ft
Sale price: \$ 2,000,000

BUILDING DESCRIPTION

Year Completed: 1983 Year Renovated: Floors: 2.0

Stud Height: 30.00	Loading Docks: 7 Tailgate.
Freight Elevators: 0	Parking Spaces: 30

Utilities:

Features:
Sprinklers: Full.
Description:

TRANSPORTATION

Public Trans:	Forest Hills Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Cummins Highway to Rte. 28 and Rte. 138.
Distance to Airport:	6.0 miles

SITE USES

Light mfng., warehouse, office

COMMENTS

BRA / EDIC

Building space for lease in JAMAICA PLAIN

Type: III

SITE

Arborway Corp. Complex
3595 Washington Street
Jamaica Plain MA 02130

In Empowerment Zone: N

CONTACT PERSON

Richard T. Horan, Owner
Arborway Corp.
160 Spring Street, PO Box 187
West Roxbury MA 02132
Phone: 617-327-4600

SIZE

Total Building Space:	14,040 Sq.Ft
Building Space Available:	14,040 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	14,040 Sq.Ft
For R&D:	14,040 Sq.Ft
Building Foot Print:	7,020 Sq.Ft

LEASE TERMS

Rent: \$ 4.00 - 8.00 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: 1950 Year Renovated: Floors: 2.0

Stud Height: 14.00	Loading Docks: 2000' roofed loading dock.
Freight Elevators: 1	Parking Spaces: 40

Utilities:	Gas, electric, water, oil
Amps: hvy servic	Volts: Phase:
Features:	Red brick building, adjacent to Forest Hills station.
Sprinklers:	no
Renovations:	Build out as needed
Description:	

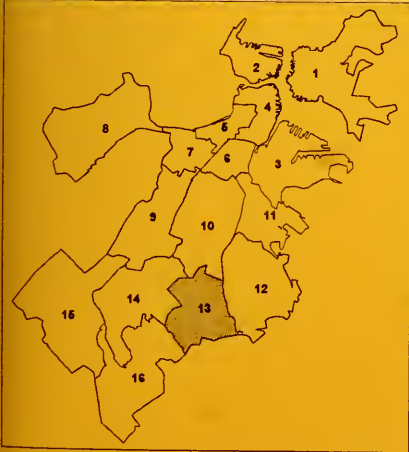
TRANSPORTATION

Public Trans:	500 yds to Forest Hills station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Rtes. 9, 203, & 1 nearby.
Distance to Airport:	6.0 miles

SITE USES

Office, R&D, storage

COMMENTS



Mattapan - Franklin

Land and Buildings for Sale or Lease

BRA / EDIC

Building space for lease in MATTAPAN

Type: III

SITE

Tech Carburetor Building
33 Mildred Avenue
Mattapan MA 02126

In Empowerment Zone: N

CONTACT PERSON

Ray Ross or Steven Ramey, Owner
Tech Carburetor
35 Mildred Avenue
Mattapan MA 02126
Phone: 617-296-0050

SIZE

Total Building Space:	40,000 Sq.Ft
Building Space Available:	13,000 Sq.Ft
For Manuf./Warehouse:	13,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	40,000 Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 16.00	Loading Docks: 2 Overheads.
Freight Elevators: 0	Parking Spaces:

Utilities:	Steam heat.	
Amps: 1000	Volts:	Phase:
Features:		
Sprinklers:	Full.	
Description:	All brick building.	

TRANSPORTATION

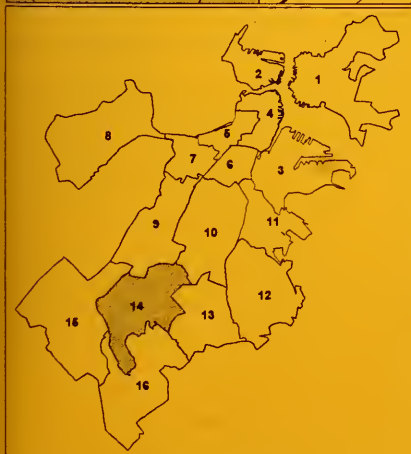
Public Trans:	Mattapan Square (Red Line), 1/4 mile.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Babson Street to Blue Hill Avenue to Rte. 128.
Distance to Airport:	10.0 miles

SITE USES

Warehouse, garage.

COMMENTS

Lease terms are negotiable.



Roslindale

Land and Buildings for Sale or Lease

BRA / EDIC

Building space for lease in ROSLINDALE

Type:

SITE

640 Hyde Park Ave
Roslindale MA 02131

In Empowerment Zone: N

CONTACT PERSON

Dana Narlee, Broker
Pearson Associates
274 Summer St.
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	4,500	Sq.Ft
Building Space Available:	4,500	Sq.Ft
For Manuf./Warehouse:	4,500	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	4,500	Sq.Ft

LEASE TERMS

Rent: \$18.00/Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities:

Features: Retail location. Owner would consider contribution to improv
Sprinklers:
Description:

TRANSPORTATION

Public Trans:
Rail Trans:
Port Access:
Highway Trans:

COMMENTS

BRA / EDIC

Building/Land space for sale/lease in ROSLINDALE

Type: 1

SITE

28 Mahler Road
Roslindale MA 02131

In Empowerment Zone: N

CONTACT PERSON

Frank J. Ditto, Owner
Ditto Industries
P.O. Box 116, 28 Mahler Road
Roslindale MA 02131
Phone: 617-524-5100

SIZE

Total Building Space:	25,000 Sq.Ft
Building Space Available:	25,000 Sq.Ft
For Manuf./Warehouse:	18,000 Sq.Ft
For Industrial Office:	7,000 Sq.Ft
For R&D:	18,000 Sq.Ft
Building Foot Print:	10,000 Sq.Ft

Open Space Available:	6,565 Sq.Ft
Parcel Size:	0.35 Acres

LEASE/SALE TERMS

Rent:	Triple Net
Sale price:	\$ 375,000

BUILDING DESCRIPTION

Year Completed: 1935 Year Renovated: 1978 Floors: 3.0

Stud Height: 10.00	Loading Docks: 2 Tailboards, Drive-in overhead.
Freight Elevators: 1	Parking Spaces: 5

Utilities:	Gas, water, sewer.
Amps: 400	Volts: 240 Phase: 3
Features:	Airconditioned office space. Modern security systems.
Sprinklers:	Full.
Renovations:	None.
Description:	

TRANSPORTATION

Public Trans:	Forest Hills Station/Arborway (Orange and Green Line).
Rail Trans:	Commuter rail.
Port Access:	None.
Highway Trans:	Washington Street to Cummins Hwy. to Rte. 128 and 138.
Distance to Airport:	5.0 miles

SITE USES

Mnfng, R&D, warehouse, office

COMMENTS

Rent is negotiable. Convenient to downtown Boston.
"Clean" 21E environmental evaluation.

BRA / EDIC

Building space for lease in ROSLINDALE

Type: I

SITE

CONTACT PERSON

49 - 99 Mahler Road
Roslindale MA 02131

Charles E. Dow, Owner
Charles E. Dow, Trustee
100 City Hall Plaza
Boston MA 02108
Phone: 617-742-1919

In Empowerment Zone: N

SIZE

Total Building Space:	25,000 Sq.Ft
Building Space Available:	25,000 Sq.Ft
For Manuf./Warehouse:	25,000 Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft

Available Subdivision: Space can be subdivided.

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: Year Renovated: 1994 Floors: 0.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities:

Features: Space is on the first floor; parking is available.
Sprinklers:
Renovations: None.
Description:

TRANSPORTATION

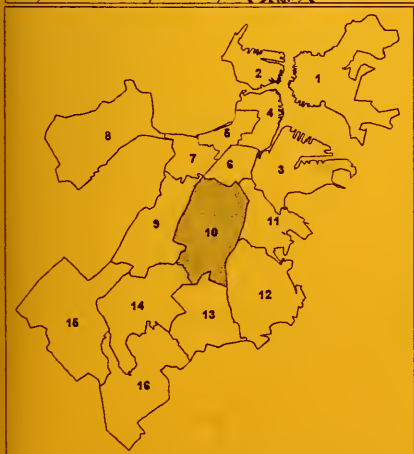
Public Trans:	Forest Hills Stn. (Orange Line); Arborway Stn. (Green Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Washington Street to Cummins Highway to Routes 128 & 138.
Distance to Airport:	8.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

Lease terms are negotiable.



Roxbury

Land and Buildings for Sale or Lease

BRA / EDIC

Building space for sale/lease in ROXBURY

Type: I

SITE

Electric Specialty and Supply
817 Albany Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Warren Brown, Broker
Boston Commercial Properties
303 Congress Street, Suite 600
Boston MA 02210
Phone: 617-330-1070

SIZE

Total Building Space:	50,000 Sq.Ft
Building Space Available:	50,000 Sq.Ft
For Manuf./Warehouse:	50,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	8,050 Sq.Ft

LEASE/SALE TERMS

Rent: \$4.00 /Sq.Ft	Triple Net
Sale price: \$ 1,700,000	Taxes: \$ 30,000

BUILDING DESCRIPTION

Year Completed: 1918 Year Renovated: Floors: 5.0

Stud Height: 12.00	Loading Docks: 2 Tailboards.
Freight Elevators: 1	Parking Spaces: 130

Utilities: Oil, heat, gas, electricity.
Amps: 400 Volts: Phase: 3
Features:
Sprinklers:
Description: Brick exterior, steel frame & wood beam.

TRANSPORTATION

Public Trans:	Bus#8:Columbus Point-Dudley; bus#9: Ctral Sq.-City Hospital.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Albany Street to I-93 N/S.
Distance to Airport:	3.0 miles

SITE USES

Warehouse, manufacturing.

COMMENTS

Excellent development opportunity for office, R&D, bio-tech,
or light manufacturing.

BRA / EDIC

Building space for sale/lease in ROXBURY

Type: I

SITE

65 Allerton Street A
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Albert Sagansky, Broker
Warehouse and Distribution Properties
P.O. Box 148, Prudential Ctr
Boston MA 02199
Phone: 617-424-7212

SIZE

Total Building Space:	25,000 Sq.Ft
Building Space Available:	25,000 Sq.Ft
For Manuf./Warehouse:	25,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	25,000 Sq.Ft

LEASE/SALE TERMS

Rent:

Sale price:

BUILDING DESCRIPTION

Year Completed: 1925 Year Renovated: Floors: 1.0

Stud Height: 16.00	Loading Docks: Ground level-2; Platform level-1.
Freight Elevators: 0	Parking Spaces: 40

Utilities:

Features: Brick/concrete construction; concrete floors.
Sprinklers:
Description: 10,000 SF garage, 15,000 SF manufacturing.

TRANSPORTATION

Public Trans:	Bus #8: Columbia Point - Ruggles Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Massachusetts Avenue to I-93 N/S.
Distance to Airport:	3.0 miles

SITE USES

Manufacturing, distribution.

COMMENTS

Rent and sale price are negotiable.

BRA / EDIC

Building space for lease in ROXBURY

Type: 1

SITE

Boston Industrial Center
51 - 59 - 71 Amory Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Denis Murphy, Broker
Rolls Realty Inc.
1125 Commonwealth Avenue
Allston MA 02134
Phone: 617-787-2777

SIZE

Total Building Space: 109,525 Sq.Ft
Building Space Available: 7,541 Sq.Ft
For Manuf./Warehouse: 7,541 Sq.Ft
For Industrial Office: 0Sq.Ft
For R&D: 0Sq.Ft
Building Foot Print: 29,000 Sq.Ft
Available Subdivision: 4,041 SF available in basement; 3,500 SF on 1st.

LEASE TERMS

Rent: \$ 3.50 - 4.50 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: 1929 Year Renovated: Floors: 5.0

Stud Height: 12.00 Loading Docks: 3 Trailer-truck.
Freight Elevators: 2 Parking Spaces: 50

Utilities: Heat.
Amps: Volts: 110 Phase: 3
Features:
Sprinklers:
Description: Brick building.

TRANSPORTATION

Public Trans: Jackson Square Station (Orange Line), 1 block.
Rail Trans: None.
Port Access: None.
Highway Trans: Columbus Avenue to Melnea Cass Blvd. to I-93 N/S, 1 1/2 miles
Distance to Airport: 5.0 miles

SITE USES

Light manufacturing, storage.

COMMENTS

BRA / EDIC

Building space for sale in ROXBURY

Type:

SITE

345 - 345A Blue Hill Avenue
345 - 345A Blue Hill Avenue
Roxbury MA 02114

In Empowerment Zone: N

CONTACT PERSON

Mary Mojave, Owner
Public Facilities Department
26 Court Street, 9th Floor
Boston MA 02108
Phone: 617-635-4191

SIZE

Total Building Space:	3,710	Sq.Ft
Building Space Available:	3,710	Sq.Ft
For Manuf./Warehouse:	0	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft

SALE TERMS

Sale price:

Taxes:

BUILDING DESCRIPTION

Year Completed: 1900 Year Renovated: Floors: 3.0

Stud Height: 0.00

Loading Docks:

Freight Elevators: 0

Parking Spaces:

Utilities:

Features:

Sprinklers:

Description:

TRANSPORTATION

Public Trans:

Rail Trans:

Port Access:

Highway Trans:

COMMENTS

BRA / EDIC

Building space for sale/lease in ROXBURY

Type: III

SITE

1132 - 1138 Blue Hill Avenue
Roxbury MA 02120

In Empowerment Zone: N

CONTACT PERSON

Stavros Frantzis, Owner
Frantzis Associates/1132 Blue Hill Trust
7 Harris Avenue
Jamaica Plain MA 02130
Phone: 617-983-0865

SIZE

Total Building Space:	10,000 Sq.Ft
Building Space Available:	10,000 Sq.Ft
For Manuf./Warehouse:	10,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	5,000 Sq.Ft

LEASE/SALE TERMS

Rent: \$6.00 /Sq.Ft Triple Net

Sale price:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 18.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities:

Features: Open space, no columns. In-door parking available.

Sprinklers:

Renovations: Exterior and windows; special wiring may be needed.

Description:

TRANSPORTATION

Public Trans:	Bus # 29: Egelston Station - Mattapan Square.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Blue Hill Avenue to American Legion Hwy. to Rte. 128.
Distance to Airport:	8.0 miles

SITE USES

Warehouse, distribution.

COMMENTS

Sale price is negotiable.
Can be combined with site in 250-258 Woodrow Avenue.

BRA / EDIC

Building space for sale/lease in ROXBURY

Type:

SITE

85 Bragdon St
Boston MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Mark Gottesman, Broker
Hunneman Commercial Company
70-80 Lincoln St
Boston MA 02111
Phone: 617-457-3211

SIZE

Total Building Space:	59,193 Sq.Ft
Building Space Available:	22,100 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	2,400 Sq.Ft
For R&D:	0 Sq.Ft

LEASE/SALE TERMS

Rent: \$4.50 /Sq.Ft	Triple Net
Sale price:	Taxes: \$ 23,996

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 0.0

Stud Height: 12.00	Loading Docks: 4 Drive-in. Tailboard Feasible
Freight Elevators: 0	Parking Spaces:

Utilities:	Municipal sewage
Amps: 200	Volts: Phase:
Features:	Nynex garage. Single story, masonry, with concrete floors.
Sprinklers:	Dry system
Description:	

TRANSPORTATION

Public Trans:
Rail Trans:
Port Access:
Highway Trans:

COMMENTS

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

4 Brinton/2822 Washington Street
Roxbury MA 02119

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 116,712 Sq.Ft
Parcel Size: 2.68 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans:	Bus #42: Central Square - City Hospital.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Washington Street - Melnea Cass Blvd - I-93 N/S, Mass Pike.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

95 - 97 Dudley Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 1,356 Sq.Ft
Parcel Size: 0.03 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans: Dudley Station.
Rail Trans: None.
Port Access: None.
Highway Trans: To Massachusetts Avenue to I-93 N/S, Mass Pike.
Distance to Airport: 4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

100 - 112 Dudley Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available:	15,754 Sq.Ft
Parcel Size:	0.36 Acres

SALE TERMS

Sale price:	Taxes:
-------------	--------

TRANSPORTATION

Public Trans:	Dudley Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Massachusetts Avenue to I-93 N/S, Mass Pike.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

288 - 298 Dudley Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available:	17,903 Sq.Ft
Parcel Size:	0.41 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Dudley Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Massachusetts Avenue to I-93 N/S, Mass Pike.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for sale in ROXBURY

Type:

SITE

CONTACT PERSON

23 Heath St
23 Heath St
Roxbury MA

George Demeter, Owner
Demeter Realty
163 Newbury St.
Boston MA 02116
Phone: (617) 262-1020

In Empowerment Zone: Y

SIZE

Total Building Space:	40,000 Sq.Ft
Building Space Available:	40,000 Sq.Ft
For Manuf./Warehouse:	40,000 Sq.Ft
For Industrial Office:	40,000 Sq.Ft
For R&D:	40,000 Sq.Ft

SALE TERMS

Sale price: Taxes: \$ 11,000

BUILDING DESCRIPTION

Year Completed: 1920 Year Renovated: Floors: 4.0

Stud Height: 18.00	Loading Docks: 3 and garage
Freight Elevators: 1	Parking Spaces: 20

Utilities:

Features:	Across the street from Roxbury Community College
Sprinklers:	
Renovations:	Needs to be totally renovated
Description:	

TRANSPORTATION

Public Trans:	Jackson Square Orange Line
Rail Trans:	
Port Access:	
Highway Trans:	
Distance to Airport:	4.0 miles

SITE USES

Can be retrofitted for most us

COMMENTS

BRA / EDIC

Land space for sale/lease in ROXBURY

Type:

SITE

97 Heath Street
Roxbury MA 02120

In Empowerment Zone: N

CONTACT PERSON

Burton D. Kline, Owner
83-85 Heath Street Realty Trust
89 Heath Street
Jamaica Plain MA 02130
Phone: 617-442-7777

SIZE

Open Space Available: 6,000 Sq.Ft
Parcel Size: 0.52 Acres

LEASE/SALE TERMS

Rent:

Sale price:

TRANSPORTATION

Public Trans:	Jackson Square Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Columbus Avenue to Melnea Cass Blvd. to I-93.
Distance to Airport:	6.0 miles

COMMENTS

BRA / EDIC

Building space for sale in ROXBURY

Type:

SITE

CONTACT PERSON

Stride Rite -- Manufacturing Bu
960 Harrison Avenue
Roxbury MA 02119

Corporate Properties, Ltd.
160 Bowen St.
Providence RI 02906
Phone: 401-274-6810

In Empowerment Zone: Y

SIZE

Total Building Space:	353,800 Sq.Ft
Building Space Available:	353,800 Sq.Ft
For Manuf./Warehouse:	353,800 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	66,600 Sq.Ft
Available Subdivision:	66,000 SF/floor with 37,000 SF in basement.

SALE TERMS

Sale price:

Taxes:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 5.0

Stud Height: 10.00	Loading Docks: 8
Freight Elevators: 6	Parking Spaces:

Utilities: Electricity, gas, municipal sewer & water

Features:

Sprinklers: 100%

Description: U-shape bldg in stages of concrete, steel & timber .5860

TRANSPORTATION

Public Trans:	Bus #47: Dudley Station and Huntington Avenue.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Harrison Avenue to Massachusetts Avenue to SE Expressway.
Distance to Airport:	4.0 miles

SITE USES

Manufacturing, office.

COMMENTS

Together with warehouse building, located on 9.8 acres.

BRA / EDIC

Building space for sale in ROXBURY

Type:

SITE

CONTACT PERSON

Stride Rite -- Warehouse Buildi
960 Harrison Avenue
Roxbury MA 02119

Corporate Properties, Ltd.
160 Bowen St.
Providence RI 02906
Phone: 401-274-6810

In Empowerment Zone: Y

SIZE

Total Building Space:	198,200 Sq.Ft
Building Space Available:	198,200 Sq.Ft
For Manuf./Warehouse:	177,400 Sq.Ft
For Industrial Office:	20,800 Sq.Ft
For R&D:	0Sq.Ft

Available Subdivision: 116,000 SF on 1st floor, 82,200 SF on 2nd.

SALE TERMS

Sale price:

Taxes:

BUILDING DESCRIPTION

Year Completed: 1962 Year Renovated: Floors: 2.0

Stud Height: 15.50	Loading Docks: 8
Freight Elevators: 1	Parking Spaces:

Utilities: Electricity, gas, municipal sewage & water

Features:

Sprinklers: 100%

Description:

TRANSPORTATION

Public Trans:	Bus #47: Dudley Station - Huntington Avenue.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Harrison Avenue to Massachusetts Avenue to SE Expressway.
Distance to Airport:	4.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

The building is in excellent shape. Together with older building, located on 9.8 acres of land.

BRA / EDIC

Building space for sale/lease in ROXBURY

Type: III

SITE

M.J. Malloy Dist.
16 Howard Street/29 Norfolk Avenue
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Kathleen Douglas, Broker
The Douglas Company
20 Lafayette Avenue
Hingham MA 02043
Phone: 617-740-2246

SIZE

Total Building Space:	33,600 Sq.Ft
Building Space Available:	33,600 Sq.Ft
For Manuf./Warehouse:	33,600 Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft

LEASE/SALE TERMS

Rent: \$2.50 /Sq.Ft
Sale price: \$ 575,000
Taxes: \$ 14,460

BUILDING DESCRIPTION

Year Completed: 1899 Year Renovated: Floors: 3.0

Stud Height: 14.00	Loading Docks: 4 Truck Bays, tailgate height.
Freight Elevators: 1	Parking Spaces: 20

Utilities: Electric, gas, water, and sewer.

Features: 3 freon-refrigerated rooms.

Sprinklers:

Renovations: Needs update for R&D use.

Description: Rectangular 2 and 3 story brick buildings.

TRANSPORTATION

Public Trans: Bus at Ruggles Station.

Rail Trans: Yes.

Port Access: N/A.

Highway Trans: Route 3/1-93, 1/4 mile. Near Massachusetts Avenue.

Distance to Airport: 3.0 miles

SITE USES

Distribution, some office.

COMMENTS

Two buildings consolidated into one.
Ideal for food or flower distribution uses.

BRA / EDIC

Building space for lease in ROXBURY

Type: 1

SITE

85 Kemble Street
Roxbury MA 02119

CONTACT PERSON

New England Food
591 East Third Street
Boston MA 02127
Phone:

In Empowerment Zone: Y

SIZE

Total Building Space:	107,000 Sq.Ft
Building Space Available:	60,000 Sq.Ft
For Manuf./Warehouse:	60,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	53,500 Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 14.00	Loading Docks: 8
Freight Elevators: 3	Parking Spaces: 20

Utilities:

Features:

Sprinklers:

Description:

TRANSPORTATION

Public Trans:	Bus #8: Ruggles - UMASS (Red Line); Uphams Corner Stn, nearby
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Proctor Street to Massachusetts Avenue to I-93 N/S.
Distance to Airport:	4.0 miles

SITE USES

Fish processing.

COMMENTS

Willing to build to suit for freezer space.
Lease terms are negotiable.

BRA / EDIC

Building space for lease in ROXBURY

Type: I

SITE

100 Norfolk Avenue
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Michael McGrath, Broker
Pearson Associates
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	100,000 Sq.Ft
Building Space Available:	50,000 Sq.Ft
For Manuf./Warehouse:	50,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft

LEASE TERMS

Rent: \$ 4.00 - 6.00 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 10.00	Loading Docks: 6 Tailboards.
Freight Elevators: 0	Parking Spaces:

Utilities:

Features: Refrigerated space; basement.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Bus #8: Columbia Point - Dudley Station, 2 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To SE Expressway, I-93, Mass Pike.
Distance to Airport:	2.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

104 - 106 Roxbury Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available:	19,209 Sq.Ft
Parcel Size:	0.44 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Bus to Ruggles Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Mass Pike, 3 miles.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for sale in ROXBURY

Type:

SITE

116 - 118 Roxbury Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Total Building Space:	1,658	Sq.Ft
Building Space Available:	1,658	Sq.Ft
For Manuf./Warehouse:	1,658	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	1,658	Sq.Ft

SALE TERMS

Sale price:

Taxes:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 0.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities: Yes.

Features:

Sprinklers:

Renovations: Needs complete rehab.

Description:

TRANSPORTATION

Public Trans:	Bus to Ruggles Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Mass Pike, 3 miles.
Distance to Airport:	4.5 miles

SITE USES

Mfg., warehouse, R&D, office.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

Roxbury/Shawmut Streets
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available:	25,136 Sq.Ft
Parcel Size:	0.58 Acres

SALE TERMS

Sale price:	Taxes:
-------------	--------

TRANSPORTATION

Public Trans:	Bus to Ruggles Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Mass Pike, 3 miles.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale/lease in ROXBURY

Type:

SITE

175 - 177 Ruggles Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 12,802 Sq.Ft
Parcel Size: 0.29 Acres

LEASE/SALE TERMS

Rent:

Sale price:

TRANSPORTATION

Public Trans:	Ruggles Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Mass Pike, 3 miles.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale and lease terms are to be determined.

BRA / EDIC

Building space for sale/lease in ROXBURY

Type: II

SITE

76 Shirley Street
Roxbury MA 02119

CONTACT PERSON

Jerome Rosenberg, Trustee, Owner
76 Shirley Street Realty Trust
144 Brook Road
Sharon MA 02067
Phone: 813-397-0979

In Empowerment Zone: Y

SIZE

Total Building Space:	8,000	Sq.Ft
Building Space Available:	8,000	Sq.Ft
For Manuf./Warehouse:	4,000	Sq.Ft
For Industrial Office:	8,000	Sq.Ft
For R&D:	8,000	Sq.Ft
Building Foot Print:	8,000	Sq.Ft

LEASE/SALE TERMS

Rent: \$7.50 /Sq.Ft	Triple Net
Sale price: \$ 375,000	Taxes: \$ 16,100

BUILDING DESCRIPTION

Year Completed: Year Renovated: 1980 Floors: 1.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 25

Utilities: Gas and electricity.

Features: Land is fenced-in with a gate.

Sprinklers:

Description:

TRANSPORTATION

Public Trans:	Bus #15: Kane Square - Ruggles Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Shirley Street to Massachusetts Avenue to I-93 N/S.
Distance to Airport:	6.0 miles

SITE USES

R&D, office, manufacturing.

COMMENTS

Also usable for contractor (elec., plumbing, hvac, etc)
service/repair co.

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

South Service Drive/Sterling Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 41,452 Sq.Ft
Parcel Size: 0.95 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Bus to Dudley Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Mass Pike, 3 miles.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale/lease in ROXBURY

Type:

SITE

Terrace Street Site
77 Terrace Street
Roxbury MA 02120

In Empowerment Zone: Y

CONTACT PERSON

Linda Perry, Owner
Public Facilities Department
15 Beacon Street
Boston MA 02108
Phone: 617-635-0100

SIZE

Open Space Available: 28,300 Sq.Ft
Parcel Size: 0.65 Acres

LEASE/SALE TERMS

Rent:

Sale price:

TRANSPORTATION

Public Trans:	Bus #47: Egelston - Brigham Circle, 1 block.
Rail Trans:	Yes (Boston - Providence).
Port Access:	None.
Highway Trans:	Columbus Avenue to Melnea Cass Blvd. to I-93 N/S, 3 miles.
Distance to Airport:	5.0 miles

COMMENTS

Sale and lease terms to be determined.

Located on a hill; approx. 5,000 SF of parcel is levelled.

BRA / EDIC

Type:

SITE

165 Terrace Street
Roxbury MA 02120

In Empowerment Zone: Y

CONTACT PERSON

Robert Baldwin, Owner
BRA/EDIC
One City Hall Square, 9th Flr
Boston MA 02201
Phone: 617-722-4300 ext 4360

SIZE

Open Space Available:	72,782 Sq.Ft
Parcel Size:	1.70 Acres

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Bus #41: Centre and Elliot - Dudley Station.
Rail Trans:	None
Port Access:	None
Highway Trans:	Columbus Avenue to Melnea Cass Blvd to I-93 N/S.

COMMENTS

Property is owned by the City of Boston.

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

20 Townsend Street
Roxbury MA 02119

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 55,311 Sq.Ft
Parcel Size: 1.27 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans:	Bus.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Mass Pike, 3 miles.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

1130 - 1132 Tremont Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 26,077 Sq.Ft
Parcel Size: 0.60 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans: Bus #43 to Ruggles Station.
Rail Trans: None.
Port Access: None.
Highway Trans: To Mass Pike, 3 miles.
Distance to Airport: 4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building/Land space for sale in ROXBURY

Type: III

SITE

67 Vaughn Avenue
Roxbury MA 02121

In Empowerment Zone: Y

CONTACT PERSON

Louis Cantor, Owner

404 Paradise Road
Swampscott MA 01907
Phone: 617-599-5710; 407-243-3998

SIZE

Total Building Space:	32,000 Sq.Ft
Building Space Available:	32,000 Sq.Ft
For Manuf./Warehouse:	32,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	8,000 Sq.Ft

Open Space Available:	30,000 Sq.Ft
Parcel Size:	1.00 Acres

SALE TERMS

Sale price: \$ 225,000

Taxes: \$ 8,000

BUILDING DESCRIPTION

Year Completed:	Year Renovated:	Floors: 4.0
-----------------	-----------------	-------------

Stud Height: 18.00	Loading Docks: 1 Tailboard, 1 Drive-in.
Freight Elevators: 1	Parking Spaces: 60

Utilities:

Amps:	Volts: 240	Phase: 3
-------	------------	----------

Features:

Sprinklers: None.

Renovations: Needs rehab: 2nd and 3rd floors were damaged by fire.

Description: Solid brick construction building. Has R.R. siding.

TRANSPORTATION

Public Trans:	Bus #16: Franklin Park - Andrew Station (Red Line).
Rail Trans:	No
Port Access:	None
Highway Trans:	Devon Street a/o Wayolla Place to Columbia Road to I-93
Distance to Airport:	3.0 miles

SITE USES

Warehouse, industrial.

COMMENTS

Sale price is negotiable.

Can be combined with 70 Vaughn Avenue site.

BRA / EDIC

Building space for sale in ROXBURY

Type: III

SITE

70 Vaughn Avenue
Roxbury MA 02121

In Empowerment Zone: Y

CONTACT PERSON

Louis Cantor, Owner

404 Paradise Road
Swampscott MA 01907
Phone: 617-599-5710; 407-243-3998

SIZE

Total Building Space:	4,600	Sq.Ft
Building Space Available:	4,600	Sq.Ft
For Manuf./Warehouse:	4,600	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	4,600	Sq.Ft

SALE TERMS

Sale price:

Taxes:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 12.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 10

Utilities:

Features:

Sprinklers:

Description: Metal building/garage.

TRANSPORTATION

Public Trans:	Bus #16: Franklin Park - Andrew Station (Red Line).
Rail Trans:	No
Port Access:	No.
Highway Trans:	Devon Street a/o Wayolla Place to Columbia Road to I-93.
Distance to Airport:	3.0 miles

SITE USES

Garage.

COMMENTS

Sale price is negotiable.
Can be combined with 67 Vaughn Avenue site.

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

Veron/Whittier Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available:	12,018 Sq.Ft
Parcel Size:	0.28 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Bus to Ruggles Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Mass Pike, 3 miles.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building/Land space for sale in ROXBURY

Type:

SITE

104 - 108 Warren Street
Roxbury MA 02118

CONTACT PERSON

Scott True, Owner
State Financial Services
254 Friend Street
Boston MA 02114
Phone: 617-720-0770

In Empowerment Zone: Y

SIZE

Total Building Space:	3,100	Sq.Ft
Building Space Available:	3,100	Sq.Ft
For Manuf./Warehouse:	3,100	Sq.Ft
For Industrial Office:	3,100	Sq.Ft
For R&D:	3,100	Sq.Ft

Open Space Available:	4,467	Sq.Ft
Parcel Size:	0.33	Acres

SALE TERMS

Sale price: \$ 150,000

Taxes: \$ 6,400

BUILDING DESCRIPTION

Year Completed: 1960	Year Renovated:	Floors: 1.0
----------------------	-----------------	-------------

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities:	Gas and electric, gas 3 1/2 main.
Amps: 400	Volts: Phase: 3
Features:	
Sprinklers:	
Renovations:	Heating system, plumbing.
Description:	

TRANSPORTATION

Public Trans:	Yes
Rail Trans:	No
Port Access:	No
Highway Trans:	93 Mass Pike.
Distance to Airport:	4.0 miles

COMMENTS

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

436 Warren Street
Roxbury MA 02119

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 11,060 Sq.Ft
Parcel Size: 0.25 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Bus #45 to Dudley Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Washington Street to Melnea Cass Blvd to I-93, Mass Pike.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

Washington Street (Blair Site)
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 85,729 Sq.Ft
Parcel Size: 1.97 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans: Bus #42: Central Square - City Hospital.
Rail Trans: None.
Port Access: None.
Highway Trans: Washington Street - Massachusetts Avenue - I-93, Mass Pike.
Distance to Airport: 4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building/Land space for lease in ROXBURY

Type: I

SITE

1960 Washington Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

David Smookler, Broker
Dartmouth Co.
One Exeter Plaza, 6th Floor
Boston MA 02116
Phone: 617-262-6620

SIZE

Total Building Space:	14,196 Sq.Ft
Building Space Available:	8,400 Sq.Ft
For Manuf./Warehouse:	8,400 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	5,800 Sq.Ft
Available Subdivision:	4,200 SF on 1st floor; 4,200 SF on 2nd floor.
Open Space Available:	22,500 Sq.Ft
Parcel Size:	0.50 Acres

LEASE TERMS

Rent: \$6.00 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: 1948 Year Renovated: 1989 Floors: 2.0

Stud Height: 12.00	Loading Docks: 1 Loading door
Freight Elevators: 0	Parking Spaces: 12

Utilities: All on site. Heavy electrical system.

Features: With basement.

Sprinklers:

Description: Wooden floors, large insulated windows.

TRANSPORTATION

Public Trans:	Orange Line nearby.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	I-93 to Melnea Cass Blvd..
Distance to Airport:	5.0 miles

SITE USES

Manufacturing, Distribution.

COMMENTS

Also ideal for workshop and assembly use.

BRA / EDIC

Building space for lease in ROXBURY

Type: II

SITE

2101 Washington Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Russell Hill, Broker
R.E. Hill and Company, Inc.
432 Columbia Street
Boston MA 02141
Phone: 617-864-6800

SIZE

Total Building Space:	40,000 Sq.Ft
Building Space Available:	30,000 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	30,000 Sq.Ft
Building Foot Print:	10,000 Sq.Ft

LEASE TERMS

Rent: \$12.00/Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1920 Year Renovated: Floors: 4.0

Stud Height: 12.00	Loading Docks: 1 Delivery door with conveyer.
Freight Elevators: 1	Parking Spaces: 75

Utilities: All.

Features:

Sprinklers:

Renovations: Owner will built to suit (new facade and elevator).

Description:

TRANSPORTATION

Public Trans:	Bus Stop in front of building via Dudley Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	SE Expressway/Mass. Pike.
Distance to Airport:	5.0 miles

SITE USES

R&D, Office.

COMMENTS

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

2397 Washington Street
Roxbury MA 02119

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 4,371 Sq.Ft
Parcel Size: 0.10 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans:	Bus #42: Central Square - City Hospital.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Washington Street - Melnea Cass Blvd. - I-93 N/S, MassPike.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in ROXBURY

Type:

SITE

17 Williams Street
Roxbury MA 02119

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 15,595 Sq.Ft
Parcel Size: 0.36 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans:	Dudley Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Melnea Cass Blvd. to I-93 N/S, Mass Pike.
Distance to Airport:	4.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.



South Boston

incl. Marine Industrial Park

Land and Buildings for Sale or Lease

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: 1

SITE

168 A Street
South Boston MA 02210

CONTACT PERSON

Bob Moalli, Sal Maccone, Owner
House of Bianchi, Inc. / A Street Realty
1 Brainard Avenue
Medford MA 02155
Phone: 617-391-6111

In Empowerment Zone: N

SIZE

Total Building Space: 26,500 Sq.Ft
Building Space Available: 26,500 Sq.Ft
For Manuf./Warehouse: 26,500 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 5,300 Sq.Ft

LEASE TERMS

Rent: \$5.00 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: 1900 Year Renovated: 1988 Floors: 5.0

Stud Height: 12.00 Loading Docks: 1 Enclosed.
Freight Elevators: 1 Parking Spaces: 15

Utilities:
Amps: 600 Volts: 208/120 Phase: 3
Features: Air conditioning; one combination freight/passenger elevator.
Sprinklers: Full.
Renovations: Completely renovated: new paneling, ceiling.
Description: Brick building.

TRANSPORTATION

Public Trans: Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans: None.
Port Access: None.
Highway Trans: Melcher Street to Summer Street to Southeast Expressway.
Distance to Airport: 3.0 miles

SITE USES

Light manufacturing, warehouse

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

169 A Street
South Boston MA 02210

In Empowerment Zone: N

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space:	77,000 Sq.Ft
Building Space Available:	66,000 Sq.Ft
For Manuf./Warehouse:	66,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	11,000 Sq.Ft

LEASE TERMS

Rent: \$4.25 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 7.0

Stud Height: 9.00	Loading Docks: 2 Tailboards.
Freight Elevators: 2	Parking Spaces:

Utilities: Oil/steam heat.

Features: With passenger elevator.

Sprinklers:

Description: Concrete floors; mostly open space.

TRANSPORTATION

Public Trans:	Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Melcher Street to Summer Street to I-93 N/S.
Distance to Airport:	2.0 miles

SITE USES

Industrial, office.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

215 A Street
South Boston MA 02210

In Empowerment Zone: N

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space:	72,684 Sq.Ft
Building Space Available:	11,700 Sq.Ft
For Manuf./Warehouse:	11,700 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	12,114 Sq.Ft
Available Subdivision:	Available space on 4th flr;subdividable to 5500 SF

LEASE TERMS

Rent: \$4.25 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 6.0

Stud Height: 12.00	Loading Docks: 1
Freight Elevators: 2	Parking Spaces:

Utilities:

Features:	With passenger elevator.
Sprinklers:	
Description:	Mostly open space.

TRANSPORTATION

Public Trans:	Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	A Street to Melcher Street to Summer Street to I-93 N/S.
Distance to Airport:	2.0 miles

SITE USES

Industrial, office.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: 1

SITE

288 A Street
South Boston MA 02210

In Empowerment Zone: N

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space: 124,068 Sq.Ft
Building Space Available: 41,376 Sq.Ft
 For Manuf./Warehouse: 41,376 Sq.Ft
 For Industrial Office: 0 Sq.Ft
 For R&D: 0 Sq.Ft
Building Foot Print: 20,678 Sq.Ft
Available Subdivision: Available space located on 3rd and 5th floors.

LEASE TERMS

Rent: \$4.25 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 6.0

Stud Height: 12.00 Loading Docks: 2
Freight Elevators: 2 Parking Spaces:

Utilities:

Features: Wooden floors with 250 lbs./sf capacity.
Sprinklers:
Description: Free standing building, with high bay warehouse space.

TRANSPORTATION

Public Trans: Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans: None.
Port Access: None.
Highway Trans: Melcher Street to Summer Street to SE Expressway, 4 blocks.
Distance to Airport: 2.0 miles

SITE USES

Industrial, office, warehouse.

COMMENTS

Has a passenger elevator.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

319 A Street, Rear
South Boston MA 02210

In Empowerment Zone: N

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space: 60,378 Sq.Ft
Building Space Available: 15,000 Sq.Ft
For Manuf./Warehouse: 15,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 10,063 Sq.Ft
Available Subdivision: Available space on 3rd, 4th rear.

LEASE TERMS

Rent: \$4.25 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 5.0

Stud Height: 18.00 Loading Docks: 1
Freight Elevators: 1 Parking Spaces: 2

Utilities: All on site (oil/steam heat).

Features: With large windows, sink, and bathroom.

Sprinklers:

Description: Open space with hardwood floors.

TRANSPORTATION

Public Trans: Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans: None.
Port Access: None.
Highway Trans: Melcher Street to Summer Street to I-93 N/S, 4 blocks.
Distance to Airport: 3.0 miles

SITE USES

Industrial, office.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

10 Alger Street
South Boston MA 02127

In Empowerment Zone: Y

CONTACT PERSON

Dana Narlee, Michael McGrath, Broker
Pearson Associates
274 Summer Street
Boston MA 02210
Phone: 617-432-2000

SIZE

Total Building Space:	6,000 Sq.Ft
Building Space Available:	6,000 Sq.Ft
For Manuf./Warehouse:	6,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	6,000 Sq.Ft

LEASE TERMS

Rent: \$5.50 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 15.00 Loading Docks: 2 Drive-in, 1 Tailboard.
Freight Elevators: 0 Parking Spaces:

Utilities:

Features: Has a mezzanine for office space.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Andrew Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S.
Distance to Airport:	3.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

BRA / EDIC

Building space for sale/lease in SOUTH BOSTON

Type: I

SITE

340 C Street
South Boston MA 02127

CONTACT PERSON

Gerald M. McCourt, Broker
Peter Elliot & Company, Inc.
260 Franklin Street
Boston MA 02110
Phone: 617-439-9100

In Empowerment Zone: N

SIZE

Total Building Space:	35,000 Sq.Ft
Building Space Available:	35,000 Sq.Ft
For Manuf./Warehouse:	35,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	17,500 Sq.Ft

LEASE/SALE TERMS

Rent: \$4.25 /Sq.Ft Triple Net

Sale price:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 3.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities: Heat.

Features: Parking spaces available. Ceiling height varies by floor.

Sprinklers:

Description:

TRANSPORTATION

Public Trans:	Bus #7: South Station (Red Line) - City Point, 1 block.
Rail Trans:	Active Conrail.
Port Access:	None.
Highway Trans:	Summer Street to I-93 N/S, 1/2 mile.
Distance to Airport:	2.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

Sale price is negotiable.

BRA / EDIC

Building space for sale in SOUTH BOSTON

Type:

SITE

DiMare Brothers Building
483 - 493 C Street
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Dana Narlee, Broker
Pearson Associates
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space: 121,500 Sq.Ft
Building Space Available: 121,500 Sq.Ft
For Manuf./Warehouse: 121,500 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 27,000 Sq.Ft
Available Subdivision: 27,000 SF on 1st flr.; 13,500 SF/flr on 2nd-8th flr

SALE TERMS

Sale price: \$ 2,500,000

Taxes:

BUILDING DESCRIPTION

Year Completed: 1900 Year Renovated: Floors: 8.0

Stud Height: 13.50 Loading Docks: 10 loading docks.
Freight Elevators: 5 Parking Spaces: 30

Utilities: Water, sewer, gas, electric, air conditioned on flrs. 5,7,8.

Features: Some refrigeration space; 1 passenger elevator.

Sprinklers: Full.

Description:

TRANSPORTATION

Public Trans: South Station (Red Line & Commuter Rail Lines), 2 blocks.

Rail Trans: None.

Port Access: None.

Highway Trans: C Street to Summer Street to I-93 N/S, 1/2 mile.

Distance to Airport: 3.0 miles

SITE USES

Manufacturing, Warehouse.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON - MIP

Type: I

SITE

Building 32
12 Channel Street
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Bob Baldwin, Owner
BRA/EDIC
One City Hall Square, 9th Flr
Boston MA 02201
Phone: 617-722-4300 ext 4360

SIZE

Total Building Space: 297,025 Sq.Ft
Building Space Available: 10,000 Sq.Ft
For Manuf./Warehouse: 10,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft

Available Subdivision: Subdivision possible.

LEASE TERMS

Rent: \$4.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1941 Year Renovated: 1994 Floors: 9.0

Stud Height: 10.20 Loading Docks: 23
Freight Elevators: 2 Parking Spaces:

Utilities:

Features: Heavy floor loads.
Sprinklers: Full.
Description: Reinforced steel and concrete.

TRANSPORTATION

Public Trans: Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans: Yes (at night only).
Port Access: Docking facility.
Highway Trans: Summer Street or Northern Avenue to I-93 N/S, 1 mile.
Distance to Airport: 3.0 miles

SITE USES

Manufacturing, distribution.

COMMENTS

Parking garage nearby.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

348 Congress Street
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space:	45,000 Sq.Ft
Building Space Available:	15,000 Sq.Ft
For Manuf./Warehouse:	15,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	7,500 Sq.Ft
Available Subdivision:	Available space on 2nd, and 4th floors.

LEASE TERMS

Rent: \$4.25 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 6.0

Stud Height: 14.00	Loading Docks: 1
Freight Elevators: 2	Parking Spaces:

Utilities:

Features: With hardwood floors.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Dorchester Avenue to Summer Street to I-93.
Distance to Airport:	3.0 miles

SITE USES

Industrial, office.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

354 Congress Street
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space:	44,556 Sq.Ft
Building Space Available:	7,500 Sq.Ft
For Manuf./Warehouse:	7,500 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	7,500 Sq.Ft
Available Subdivision:	Available space on 5th floor.

LEASE TERMS

Rent: \$6.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 6.0

Stud Height: 13.00	Loading Docks: 1
Freight Elevators: 1	Parking Spaces:

Utilities:

Features: With hardwood floors throughout and some partitioning.

Sprinklers:

Description:

TRANSPORTATION

Public Trans:	Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Dorchester Avenue to Summer Street to I-93.
Distance to Airport:	3.0 miles

SITE USES

Industrial, office.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

368 Congress Street
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
South Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space: 110,124 Sq.Ft
Building Space Available: 16,000 Sq.Ft
For Manuf./Warehouse: 16,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 18,354 Sq.Ft
Available Subdivision: 4,000 SF available on 1st flr.; 11,200 SF on 2nd.

LEASE TERMS

Rent: \$ 4.25 - 6.00 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 6.0

Stud Height: 12.00 Loading Docks: 1 Tailboard.
Freight Elevators: 1 Parking Spaces:

Utilities:

Features:

Sprinklers:

Description:

TRANSPORTATION

Public Trans: Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans: None.
Port Access: None.
Highway Trans: Congress St. to Dorchester Ave. to Summer St. to I-93 N/S.
Distance to Airport: 3.0 miles

SITE USES

Industrial, office.

COMMENTS

Available space: divisible to 4,000 SF.
Number of floors is inclusive of basement.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

369 Congress Street
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Issac Beck, Owner
Channel Trust
P.O Box 92
Newton MA 02164
Phone: 617-332-1250

SIZE

Total Building Space: 55,000 Sq.Ft
Building Space Available: 3,500 Sq.Ft
For Manuf./Warehouse: 3,500 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 7,000 Sq.Ft

LEASE TERMS

Rent: \$4.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 8.0

Stud Height: 14.00 Loading Docks: 1
Freight Elevators: 1 Parking Spaces:

Utilities: Heat, water.

Features: 1 Passenger elevator.

Sprinklers:
Description:

TRANSPORTATION

Public Trans: Bus #6: MIP/Army Base - Haymarket; South Station (Red Line).
Rail Trans: None.
Port Access: None.
Highway Trans: Congress St. to Dorchester Av. to Summer St. to I-93 N/S.
Distance to Airport: 3.0 miles

SITE USES

Distribution, manufacturing.

COMMENTS

The bottom flrs of this bldg are leased for industrial uses.

BRA / EDIC

Type: III

SITE

Bonny's Express
320 D Street
South Boston MA 02127

In Empowerment Zone: Y

CONTACT PERSON

Anthony Bognanno, Owner
Bonny's Express
320 D Street
Boston MA 02127
Phone: 617-269-2177

SIZE

Total Building Space:	10,000 Sq.Ft
Building Space Available:	0 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	10,000 Sq.Ft
Open Space Available:	43,000 Sq.Ft
Parcel Size:	1.00 Acres

Sale price:

Taxes:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 13.00	Loading Docks: 5 Drive-in, 1 Tailboard
Freight Elevators: 0	Parking Spaces: 20

Utilities:

Features: New roof.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Bus #7: South Station (Red Line) - City Point.
Rail Trans:	Active Conrail in rear.
Port Access:	None.
Highway Trans:	Summer Street to I-93 N/S.
Distance to Airport:	3.0 miles

SITE USES

Warehouse.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type:

SITE

325 D Street
South Boston MA 02210

CONTACT PERSON

Joseph Marchese, Owner

In Empowerment Zone: Y

MA
Phone: 617-284-6900

SIZE

Total Building Space:	5,000	Sq.Ft
Building Space Available:	5,000	Sq.Ft
For Manuf./Warehouse:	0	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft

LEASE TERMS

Rent: \$8.64 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 35.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities: water, electricity

Features: Open garage space, new HVAC, 800 set offices.

Sprinklers:

Description: Single-story masonry.

TRANSPORTATION

Public Trans:

Rail Trans:

Port Access:

Highway Trans:

SITE USES

garage,contractor,storage,offi

COMMENTS

clean uses, Old Boston Trolley garage.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: II

SITE

451 D Street
South Boston MA 02127

In Empowerment Zone: Y

CONTACT PERSON

Anne Maxcy, Broker
CB Commercial, Inc.
1000 Winter Street, Suite 2400
Waltham MA 02154
Phone: 617-487-6344

SIZE

Total Building Space: 450,000 Sq.Ft
Building Space Available: 150,000 Sq.Ft
For Manuf./Warehouse: 52,500 Sq.Ft
For Industrial Office: 97,500 Sq.Ft
For R&D: 0 Sq.Ft

LEASE TERMS

Rent: \$ 6.00 - 12.00 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 9.0

Stud Height: 0.00 Loading Docks:
Freight Elevators: 2 Parking Spaces: 360

Utilities:

Features: 6 passenger elevators; 2 storey atrium lobby.
Sprinklers: Full.
Description:

TRANSPORTATION

Public Trans: Bus #7: South Station (Red Line) - City Point.
Rail Trans: Active Conrail.
Port Access: None.
Highway Trans: To Summer Street to I-93 N/S.
Distance to Airport: 3.0 miles

SITE USES

Light manufacturing, office.

COMMENTS

Mixed-use space: 65% office, 25% light mfg., 10% showroom.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

89 Damrell Street
South Boston MA 02127

In Empowerment Zone: Y

CONTACT PERSON

Michael McGrath, Broker
Pearson Associates
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	28,000 Sq.Ft
Building Space Available:	14,000 Sq.Ft
For Manuf./Warehouse:	14,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	14,000 Sq.Ft
Available Subdivision:	14,000 SF on first floor.

LEASE TERMS

Rent: \$4.50 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 13.00	Loading Docks: 3
Freight Elevators: 1	Parking Spaces: 20

Utilities:

Features:	Parking on site.
Sprinklers:	
Renovations:	Landlord is willing to build out space, according to need.
Description:	Good visibility from Old Colony Avenue.

TRANSPORTATION

Public Trans:	Andrew Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Dorchester Avenue to Beverly Street to I-93.
Distance to Airport:	3.0 miles

SITE USES

Manufacturing, Warehouse, R&D.

COMMENTS

Can be used for retail as well.

BRA / EDIC

Building space for lease in SOUTH BOSTON - MIP

Type: II

SITE

Design Center Place
1 Design Center Place
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Laura Crosby, Broker
Boston Design Center
1 Design Center Place, Ste.337
Boston MA 02210
Phone: 617-338-5062

SIZE

Total Building Space: 500,000 Sq.Ft
Building Space Available: 100,000 Sq.Ft
 For Manuf./Warehouse: 0Sq.Ft
 For Industrial Office: 0Sq.Ft
 For R&D: 100,000 Sq.Ft
Building Foot Print: 62,500 Sq.Ft

LEASE TERMS

Rent: \$ 14.00 - 16.00 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: 1917 Year Renovated: 1985 Floors: 8.0

Stud Height: 13.00 Loading Docks: 1 Tailboard
Freight Elevators: 2 Parking Spaces: 300

Utilities:

Features: On-site moving/freight company; in-house restaurant.
Sprinklers: In place, fully operational.
Renovations: Depends on tenant.
Description: Class A reinforced concrete construction.

TRANSPORTATION

Public Trans: Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans: Yes (at night only).
Port Access: Docking facility across street.
Highway Trans: Summer Street or Northern Avenue to I-93 N/S, 1 mile.
Distance to Airport: 3.0 miles

COMMENTS

Accommodates tenants in office & home furnishings industry.
Free shuttle service to/from South Station.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: III

SITE

365 Dorchester Avenue
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

David Hughes, Owner
Marr Companies
1 D Street
South Boston MA 02127
Phone: 617-269-7200

SIZE

Total Building Space:	68,000 Sq.Ft
Building Space Available:	30,000 Sq.Ft
For Manuf./Warehouse:	30,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	68,000 Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: 1925 Year Renovated: 1989 Floors: 1.0

Stud Height: 32.00	Loading Docks: 6 Drive-in, 1 Tailboard.
Freight Elevators: 0	Parking Spaces:

Utilities:

Features: Two five-ton cranes, heavy floor load.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Broadway Station (Red Line).
Rail Trans:	Rail adjacent.
Port Access:	None.
Highway Trans:	To Berkeley Street or Broadway Bridge to I-93 N/S.
Distance to Airport:	4.0 miles

SITE USES

Warehouse, manufacturing.

COMMENTS

Lease terms are negotiable.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: III

SITE

369 - 383 - 385 Dorchester Avenue
369 - 383 - 385 Dorchester Avenue
South Boston MA 02127

In Empowerment Zone: Y

CONTACT PERSON

Abraham K. Wang, Trustee, Owner
Patriot/Reading Associates
383 Dorchester Avenue
Boston MA 02127
Phone: 617-268-0383

SIZE

Total Building Space: 100,000 Sq.Ft
Building Space Available: 18,000 Sq.Ft
For Manuf./Warehouse: 18,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft

Available Subdivision: 1st floor.

LEASE TERMS

Rent: \$ 4.50 - 5.75 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: 1930 Year Renovated: Floors: 1.0

Stud Height: 18.00 Loading Docks: Multiple
Freight Elevators: 0 Parking Spaces:

Utilities: Electricity, gas, and water.
Amps: Volts: 220 Phase: 3
Features:
Sprinklers: 100%
Description:

TRANSPORTATION

Public Trans: Red Line Andrews station and Broadway station about .25 mile
Rail Trans: Rail siding can be restored.
Port Access:
Highway Trans: Mass Pike and expressway .5 mile. S.B. Haul Road 500 feet.
Distance to Airport: 2.0 miles

SITE USES

Warehouse, wholesale dist, mnfg

COMMENTS

4.5 acres, level, 500 ft front on Dorchester Avenue, most buildings are single-story, old-style mill buildings.

BRA / EDIC

Building/Land space for sale in SOUTH BOSTON

Type:

SITE

380 Dorchester Avenue
South Boston MA 02210

In Empowerment Zone: Y

SIZE

Total Building Space:	16,000	Sq.Ft
Building Space Available:	16,000	Sq.Ft
For Manuf./Warehouse:	16,000	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	8,000	Sq.Ft

Open Space Available:	43,000	Sq.Ft
Parcel Size:	1.25	Acres

SALE TERMS

Sale price: \$ 1,100,000

Taxes:

BUILDING DESCRIPTION

Year Completed:	Year Renovated:	Floors: 2.0
-----------------	-----------------	-------------

Stud Height: 14.00	Loading Docks: 6 Drive-in.
Freight Elevators: 0	Parking Spaces: 50

Utilities:

Features: Concrete & brick construction.

Sprinklers:

Description: 2 units on site but space is contiguous between buildings

TRANSPORTATION

Public Trans: Broadway Station (MBTA Red Line).

Rail Trans: Yes

Port Access: None

Highway Trans: To Berkeley Street or Broadway Bridge to I-93.

Distance to Airport: 3.0 miles

COMMENTS

Old broker: Dave Pacocha; can't locate owner/broker.

BRA / EDIC

Building space for sale in SOUTH BOSTON

Type:

SITE

409 Dorchester Ave
409 Dorchester Ave
Boston MA

In Empowerment Zone: Y

CONTACT PERSON

Michael McGrath, Broker
Pearson Associates
274 Summer St
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	10,000 Sq.Ft
Building Space Available:	10,000 Sq.Ft
For Manuf./Warehouse:	10,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	10,000 Sq.Ft

SALE TERMS

Sale price: \$ 500,000

Taxes:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 0.00

Loading Docks:

Freight Elevators: 0

Parking Spaces:

Utilities:

Features:

Sprinklers:

Description:

TRANSPORTATION

Public Trans:

Rail Trans:

Port Access:

Highway Trans:

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: III

SITE

474 Dorchester Avenue
South Boston MA 02127

In Empowerment Zone: Y

CONTACT PERSON

Mark Stevens, Broker
The Stevens Group
125 Hartwell Avenue
Lexington MA 02173
Phone: 617-862-5858

SIZE

Total Building Space:	16,500 Sq.Ft
Building Space Available:	16,500 Sq.Ft
For Manuf./Warehouse:	15,000 Sq.Ft
For Industrial Office:	15,000 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	15,000 Sq.Ft

LEASE TERMS

Rent: \$4.50 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: 1930 Year Renovated: 1970 Floors: 1.0

Stud Height: 18.00	Loading Docks: 1 Drive-in.
Freight Elevators: 0	Parking Spaces: 18

Utilities:	Municipal water, sewer.
Amps: 800	Volts: 440 Phase: 3
Features:	Concrete slab floors.
Sprinklers:	
Renovations:	none
Description:	Single level industrial, steel frame, brick exterior.

TRANSPORTATION

Public Trans:	MBTA bus/Andrews Station.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	1 mile to expressway and Mass Ave.
Distance to Airport:	3.0 miles

SITE USES

Warehouse, manufacturing

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON - MIP

Type: I

SITE

Bronstein Industrial Center
21 - 23 - 25 Drydock Avenue
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Jane K. Donnelly, Broker
K.C. Donnelly & Company
11 Valley View Road
Weston MA 02193
Phone: 617-894-2018

SIZE

Total Building Space: 825,000 Sq.Ft
Building Space Available: 75,000 Sq.Ft
 For Manuf./Warehouse: 75,000 Sq.Ft
 For Industrial Office: 75,000 Sq.Ft
 For R&D: 75,000 Sq.Ft
Building Foot Print: 206,376 Sq.Ft
Available Subdivision: 5,000 - 17,199 SF on one floor.

LEASE TERMS

Rent: \$ 4.25 - 5.00 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: 1914 Year Renovated: 1983 Floors: 8.0

Stud Height: 16.00 Loading Docks: Ample Tailboard
Freight Elevators: 5 Parking Spaces: 40

Utilities: Steam heat.
Amps: 400 Volts: 277 Phase: 3
Features: 2 passenger elevators, new restrooms.
Sprinklers: Full.
Renovations: Depends on tenant.
Description: Class A reinforced concrete construction.

TRANSPORTATION

Public Trans: Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans: Yes (at night only).
Port Access: Docking facility across the street.
Highway Trans: Summer Street or Northern Avenue to I-93 N/S, 1 mile.
Distance to Airport: 3.0 miles

SITE USES

Manufacturing, warehouse, R&D.

COMMENTS

Additional parking available in garage across the street.
Shuttle bus available to/from South Station.

BRA / EDIC

Building space for lease in SOUTH BOSTON - MIP

Type: II

SITE

Boston Technical Center
22 Drydock Avenue
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Robert Baldwin, Owner
BRA/EDIC
One City Hall Square, 9th Flr
Boston MA 02201
Phone: 617-722-4300 ext 4360

SIZE

Total Building Space:	43,626	Sq.Ft
Building Space Available:	4,000	Sq.Ft
For Manuf./Warehouse:	0	Sq.Ft
For Industrial Office:	4,000	Sq.Ft
For R&D:	0	Sq.Ft

LEASE TERMS

Rent: \$ 9.00 - 10.00 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 3.0

Stud Height: 12.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities: Electric, water.

Features:
Sprinklers: Full.
Description:

TRANSPORTATION

Public Trans:	Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Summer Street or Northern Avenue to I-93, N/S, 1 mile.
Distance to Airport:	3.0 miles

SITE USES

Industrial, office.

COMMENTS

Parking garage nearby.

BRA / EDIC

Building space for lease in SOUTH BOSTON - MIP

Type: I

SITE

Section A (Building 114)
27 Drydock Avenue
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Dana Narlee, Broker
Pearson Associates, Inc.
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	286,000 Sq.Ft
Building Space Available:	89,700 Sq.Ft
For Manuf./Warehouse:	89,700 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	36,700 Sq.Ft
Available Subdivision:	7100 SF on 8; 36700 SF each on 2 & 3; 9200 SF on 1

LEASE TERMS

Rent: \$5.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1988 Year Renovated: Floors: 8.0

Stud Height: 16.00	Loading Docks: 1 Tailboard (bay), 1 Drive-in
Freight Elevators: 3	Parking Spaces: 40

Utilities: Heat.

Features: 2 oversized passenger elevators.

Sprinklers:

Description: Class A reinforced concrete construction.

TRANSPORTATION

Public Trans:	Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans:	Yes (at night only).
Port Access:	Docking facility across street.
Highway Trans:	Summer Street or Northern Avenue to I-93 N/S, 1 mile.
Distance to Airport:	3.0 miles

SITE USES

Manufacturing, industrial.

COMMENTS

Floor load: 250 lbs./sq.ft..

BRA / EDIC

Building space for sale/lease in SOUTH BOSTON

Type: II

SITE

388 East Eighth Street
South Boston MA 02127

CONTACT PERSON

Edward F. Smith, Owner

932 Dorchester Avenue
Boston MA 02125

Phone: 617-436-8829

In Empowerment Zone: N

SIZE

Total Building Space:	15,600 Sq.Ft
Building Space Available:	15,600 Sq.Ft
For Manuf./Warehouse:	15,600 Sq.Ft
For Industrial Office:	15,600 Sq.Ft
For R&D:	15,600 Sq.Ft
Building Foot Print:	15,600 Sq.Ft
Available Subdivision:	6,000 SF avail. on 1st & 2nd flrs; 3,000 SF on 3rd.

LEASE/SALE TERMS

Rent: \$ 8.00 - 8.00 /Sq.Ft.	Triple Net
Sale price: \$ 850,000	Taxes: \$ 24,000

BUILDING DESCRIPTION

Year Completed: 1984 Year Renovated: 1990 Floors: 3.0

Stud Height: 15.00	Loading Docks: 1 Drive-in.
Freight Elevators: 0	Parking Spaces:

Utilities:	
Amps: 600	Volts: 230 Phase: 1, 3
Features:	New HVAC system. Plenty of street parking.
Sprinklers:	Yes
Description:	Concrete, 3-story

TRANSPORTATION

Public Trans:	MBTA Broadway Station (Red Line), 1/4 mile.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Dorchester Street to Broadway to I-93, 1/2 mile.
Distance to Airport:	4.0 miles

SITE USES

R&D, office, light mnfg.

COMMENTS

BRA / EDIC

Building space for sale/lease in SOUTH BOSTON

Type: I

SITE

Computer Products Building
7 Elkins Street
South Boston MA 02127

In Empowerment Zone: N

CONTACT PERSON

Gil Daily, Broker
Cushman & Wakefield
101 Arch Street, 21st Floor
Boston MA 02110
Phone: 617-330-6966

SIZE

Total Building Space: 60,000 Sq.Ft
Building Space Available: 60,000 Sq.Ft
For Manuf./Warehouse: 60,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 12,000 Sq.Ft

LEASE/SALE TERMS

Rent:

Sale price: \$ 3,200,000

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 4.0

Stud Height: 11.00 Loading Docks:
Freight Elevators: 8 Parking Spaces: 120

Utilities: Oil-fired.

Features: With full basement. Finished office space.

Sprinklers: Fully sprinklered.

Description:

TRANSPORTATION

Public Trans: Bus #7: South Station (Red Line) - City Point.
Rail Trans: None.
Port Access: None.
Highway Trans: Elkins Street to Summer Street to I-93 N/S.
Distance to Airport: 3.0 miles

SITE USES

Manufacturing, warehouse, office

COMMENTS

Owner prefers to sell, but will consider lease.
Lease terms are negotiable.

BRA / EDIC

Land space for sale/lease in SOUTH BOSTON

Type: III

SITE

Boston Freight Terminal
31 Fargo Street
South Boston MA 02210

In Empowerment Zone:

CONTACT PERSON

Neil Fitzpatrick, Owner
Boston Freight Terminal
31 Fargo Street
South Boston MA 02210
Phone: 617-482-6222

SIZE

Open Space Available: 261,360 Sq.Ft
Parcel Size: 8.00 Acres

LEASE/SALE TERMS

Rent:

Sale price:

TRANSPORTATION

Public Trans:	Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans:	Yes.
Port Access:	None.
Highway Trans:	Fargo Street to C Street to Summer Street to SE Expressway.
Distance to Airport:	3.0 miles

SITE USES

Transportation, warehouse.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type:

SITE

53 Fargo St
53 Fargo St
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Michael McGrath, Broker
Pearson Associates
274 Summer St
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	143,000 Sq.Ft
Building Space Available:	109,000 Sq.Ft
For Manuf./Warehouse:	109,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	19,080 Sq.Ft

LEASE TERMS

Rent: \$3.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 8.0

Stud Height: 12.00	Loading Docks: Tailboard
Freight Elevators: 4	Parking Spaces:

Utilities:

Features: 17 Complete Mechanicals installed 1995.
Sprinklers: Dry system
Description:

TRANSPORTATION

Public Trans:
Rail Trans:
Port Access:
Highway Trans:

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: II

SITE

12 Farnsworth Street
South Boston MA 02210

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

In Empowerment Zone: Y

SIZE

Total Building Space:	64,380 Sq.Ft
Building Space Available:	42,920 Sq.Ft
For Manuf./Warehouse:	42,920 Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft
Building Foot Print:	10,730 Sq.Ft
Available Subdivision:	Available industrial/office space on 2,3,5 & 6

LEASE TERMS

Rent: \$ 10.00 - 12.00 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 6.0

Stud Height: 13.00	Loading Docks: 1 Tailboard.
Freight Elevators: 1	Parking Spaces: 13

Utilities:

Features: Open space, with plenty of natural light.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	South Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	I-93.
Distance to Airport:	2.0 miles

SITE USES

Industrial, office.

COMMENTS

Total building space includes office space.

BRA / EDIC

Building/Land space for sale/lease in SOUTH BOSTON

Type: I

SITE

Court Square Press Building
14 - 16 Greenbaum Street
South Boston MA 02127

In Empowerment Zone: N

CONTACT PERSON

John Cremmen, Broker
Peter Elliot & Company, Inc.
260 Franklin Street
Boston MA 02110
Phone: 617-439-9100

SIZE

Total Building Space: 225,000 Sq.Ft
Building Space Available: 225,000 Sq.Ft
For Manuf./Warehouse: 225,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 28,400 Sq.Ft

Open Space Available: 65,340 Sq.Ft
Parcel Size: 2.50 Acres

LEASE/SALE TERMS

Rent: Triple Net
Sale price: Taxes: \$ 114,190

BUILDING DESCRIPTION

Year Completed: 1937 Year Renovated: Floors: 6.0

Stud Height: 12.00 Loading Docks: 2 Tailboards.
Freight Elevators: 4 Parking Spaces: 200

Utilities: Oil heat.

Features: 1 passenger elevator; alarm system.
Sprinklers: Full.
Renovations: Depends on use.
Description: Building is free standing on whole block.

TRANSPORTATION

Public Trans: Adjacent to Broadway Station (Red Line).
Rail Trans: None.
Port Access: None.
Highway Trans: Foundry Street to Broadway to I-93 N/S, 1/2 mile.
Distance to Airport: 3.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

Rent and sale price are negotiable.

BRA / EDIC

Land space for lease in SOUTH BOSTON - MIP

Type:

SITE

CONTACT PERSON

Harbor Gateway
Parcel A
South Boston MA 02210

Robert Baldwin, Owner
BRA/EDIC
43 Hawkins Street
Boston MA 02114
Phone: 617-722-4300

In Empowerment Zone: Y

SIZE

Open Space Available: 40,879 Sq.Ft
Parcel Size: 1.00 Acres

LEASE TERMS

Rent:

TRANSPORTATION

Public Trans:	Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans:	None.
Port Access:	Possible.
Highway Trans:	To Summer Street or Northern Avenue to I-93 N/S, 1 mile.
Distance to Airport:	3.0 miles

COMMENTS

For development. Lease terms to be determined.

BRA / EDIC

Land space for lease in SOUTH BOSTON - MIP

Type:

SITE

Harbor Gateway
Parcel B
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Robert Baldwin, Owner
BRA/EDIC
One City Hall Square, 9th Flr
Boston MA 02114
Phone: 617-722-4300

SIZE

Open Space Available:	95,824 Sq.Ft
Parcel Size:	2.20 Acres

LEASE TERMS

Rent:

TRANSPORTATION

Public Trans:	Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans:	None.
Port Access:	Possible.
Highway Trans:	To Summer Street or Northern Avenue to I-93 N/S, 1 mile.
Distance to Airport:	3.0 miles

COMMENTS

For development. Lease terms to be determined.

BRA / EDIC

Land space for lease in SOUTH BOSTON - MIP

Type:

SITE

Harbor Gateway
Parcel C1
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Robert Baldwin, Owner
BRA/EDIC
One City Hall Square, 9th Flr
Boston MA 02114
Phone: 617-722-4300

SIZE

Open Space Available: 69,249 Sq.Ft
Parcel Size: 1.60 Acres

LEASE TERMS

Rent:

TRANSPORTATION

Public Trans:	Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans:	None.
Port Access:	Possible.
Highway Trans:	To Summer Street or Northern Avenue to I-93 N/S, 1 mile.
Distance to Airport:	3.0 miles

SITE USES

Seafood.

COMMENTS

For development. Lease terms to be determined.
Permitted for seafood use. Waterfront location.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

49 Melcher Street
South Boston MA 02210

In Empowerment Zone: N

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space:	42,800 Sq.Ft
Building Space Available:	7,100 Sq.Ft
For Manuf./Warehouse:	7,100 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	7,100 Sq.Ft
Available Subdivision:	Available space located on the 1st floor.

LEASE TERMS

Rent: \$ 4.25 - 5.50 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 6.0

Stud Height: 14.00	Loading Docks: 1
Freight Elevators: 1	Parking Spaces:

Utilities:

Features: Windows on 3 sides.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Red Line.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	I-93.
Distance to Airport:	2.0 miles

SITE USES

Industrial, office.

COMMENTS

BRA / EDIC

Land space for sale/lease in SOUTH BOSTON - MIP

Type:

SITE

290 Northern Avenue
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Robert Baldwin, Owner
BRA/EDIC
One City Hall Square, 9th Flr
Boston MA 02201

Phone: 617-722-4300 ext 4360

SIZE

Open Space Available: 98,000 Sq.Ft

Parcel Size: 2.25 Acres

LEASE/SALE TERMS

Rent:

Sale price:

TRANSPORTATION

Public Trans: Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).

Rail Trans: None.

Port Access: None.

Highway Trans: Northern Avenue to I-93 N/S.

Distance to Airport: 3.0 miles

SITE USES

Fish processing, industrial.

COMMENTS

BRA / EDIC

Building space for sale/lease in SOUTH BOSTON

Type:

SITE

190 Old Colony Ave
South Boston MA 02210

In Empowerment Zone: N

CONTACT PERSON

Michael McGrath, Broker
Pearson Associates
274 Summer St.
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	7,000	Sq.Ft
Building Space Available:	7,000	Sq.Ft
For Manuf./Warehouse:	6,000	Sq.Ft
For Industrial Office:	1,000	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	6,500	Sq.Ft

LEASE/SALE TERMS

Rent: \$ 6.50 - 7.00 /Sq.Ft.

Triple Net

Sale price: \$ 300,000

BUILDING DESCRIPTION

Year Completed:

Year Renovated:

Floors: 1.0

Stud Height: 0.00

Loading Docks: 2 Tailboard, 1 Drive-in.

Freight Elevators: 0

Parking Spaces: 10

Utilities:

Features: Retail location.

Sprinklers:

Description:

TRANSPORTATION

Public Trans:

Rail Trans:

Port Access:

Highway Trans:

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

212 Old Colony Avenue
South Boston MA 02127

CONTACT PERSON

Dana Narlee, Broker
Pearson Associates
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

In Empowerment Zone: N

SIZE

Total Building Space:	3,750	Sq.Ft
Building Space Available:	3,750	Sq.Ft
For Manuf./Warehouse:	3,750	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	0	Sq.Ft
Building Foot Print:	1,004	Sq.Ft

LEASE TERMS

Rent: \$4.80 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: 1960 Year Renovated: Floors: 1.0

Stud Height: 14.00	Loading Docks: 1 Drive-In
Freight Elevators: 0	Parking Spaces: 2

Utilities:

Features:	Free standing. High exposure on Old Colony Avenue.
Sprinklers:	
Description:	Brick; concrete block and wood beam construction.

TRANSPORTATION

Public Trans:	Andrew Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	I-93 & Mass Pike, 1/2 mile.
Distance to Airport:	3.0 miles

SITE USES

Mfg, Office, Warehouse.

COMMENTS

Excellent wholesale/warehouse facility.
Giraffe storey warehouse.

BRA / EDIC

Building/Land space for sale in SOUTH BOSTON

Type:

SITE

25 - 41 P Street
South Boston MA 02127

In Empowerment Zone: N

CONTACT PERSON

Dana Narlee, Broker
Pearson Associates, Inc.
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space: 22,000 Sq.Ft
Building Space Available: 22,000 Sq.Ft
For Manuf./Warehouse: 22,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 11,000 Sq.Ft

Open Space Available: 19,166 Sq.Ft
Parcel Size: 0.66 Acres

SALE TERMS

Sale price: \$ 500,000 Taxes: \$ 30,331

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 10.00 Loading Docks: 2 loading docks + drive-in.
Freight Elevators: 0 Parking Spaces:

Utilities: Forced hot water by oil system.

Features: Refrigeration space; ample parking available.
Sprinklers: Full.
Description: Mill concrete building on first floor.

TRANSPORTATION

Public Trans: Andrew Station (Red Line).
Rail Trans: None.
Port Access: None.
Highway Trans: To I-93 N/S, Mass Pike.
Distance to Airport: 4.0 miles

SITE USES

Light manufacturing, printing.

COMMENTS

Can also be used for photography, catering, R&D activities,
office & printing.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

McCarthy Sole & Leather Co.
44 Stillings Street
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

David Gilmartin, Broker
McCarthy Sole & Leather Company, Inc.
44 Stillings Street
South Boston MA 02210
Phone: 617-482-9383

SIZE

Total Building Space:	99,000 Sq.Ft
Building Space Available:	22,000 Sq.Ft
For Manuf./Warehouse:	22,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft

LEASE TERMS

Rent: \$ 2.00 - 3.50 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: 1915 Year Renovated: Floors: 6.0

Stud Height: 10.00	Loading Docks: 3
Freight Elevators: 3	Parking Spaces: 4

Utilities:

Features:

Sprinklers: Full.

Description: Brick building.

TRANSPORTATION

Public Trans:	South Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	I-93.
Distance to Airport:	3.0 miles

SITE USES

Manufacturing, R&D, Warehouse.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

281 Summer Street
South Boston MA 02210

In Empowerment Zone: N

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space:	72,000 Sq.Ft
Building Space Available:	31,460 Sq.Ft
For Manuf./Warehouse:	31,460 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	8,000 Sq.Ft
Available Subdivision:	Available space on 1st-4th floors.

LEASE TERMS

Rent: \$4.25 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 9.0

Stud Height: 12.00	Loading Docks: 1
Freight Elevators: 1	Parking Spaces:

Utilities: Oil steam heat.

Features: Open space on 1st floor.

Sprinklers:
Description:

TRANSPORTATION

Public Trans:	South Station (Red Line), 3 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Summer Street to I-93 N/S, 3 blocks.
Distance to Airport:	2.0 miles

SITE USES

Industrial, office.

COMMENTS

With partitioned office space.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

316 Summer Street
South Boston MA 02210

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

In Empowerment Zone: Y

SIZE

Total Building Space:	56,000 Sq.Ft
Building Space Available:	16,000 Sq.Ft
For Manuf./Warehouse:	16,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	8,000 Sq.Ft
Available Subdivision:	Available space on 3rd, 5th floors: 8,000 SF/flr.

LEASE TERMS

Rent: \$4.25 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 7.0

Stud Height: 13.00	Loading Docks: 1
Freight Elevators: 1	Parking Spaces:

Utilities:

Features: Some partitioning in place.
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Summer Street to I-93 N/S.
Distance to Airport:	2.0 miles

SITE USES

Industrial, office.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

321 Summer Street
South Boston MA 02210

In Empowerment Zone: N

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space:	110,000 Sq.Ft
Building Space Available:	85,000 Sq.Ft
For Manuf./Warehouse:	85,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	11,000 Sq.Ft
Available Subdivision:	Available space on 1st - 8th floors.

LEASE TERMS

Rent: \$4.25 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 10.0

Stud Height: 12.00	Loading Docks: 2
Freight Elevators: 3	Parking Spaces:

Utilities:

Features: Open space. With partitioned office spaces.
Sprinklers:
Description: Industrial area adjacent to downtown Boston.

TRANSPORTATION

Public Trans:	South Station (Red Line), 3 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Summer Street to I-93 N/S, 3 blocks.
Distance to Airport:	2.0 miles

SITE USES

Industrial, office.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

322 Summer Street
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space:	72,355 Sq.Ft
Building Space Available:	17,200 Sq.Ft
For Manuf./Warehouse:	17,200 Sq.Ft
For Industrial Office:	0Sq.Ft
For R&D:	0Sq.Ft
Building Foot Print:	14,500 Sq.Ft
Available Subdivision:	Available space on 3rd, 4th floors.

LEASE TERMS

Rent: \$4.25 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 8.0

Stud Height: 13.00	Loading Docks: 1 Tailboard
Freight Elevators: 2	Parking Spaces:

Utilities:

Features:	With private office space.
Sprinklers:	
Description:	Industrial area adjacent to downtown Boston.

TRANSPORTATION

Public Trans:	South Station (Red Line), 3 blocks.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Summer Street to Southeast Expressway, 3 blocks.
Distance to Airport:	2.0 miles

SITE USES

Industrial, office.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

327 Summer Street
South Boston MA 02210

In Empowerment Zone: N

CONTACT PERSON

Bob Kenney, Natalie Haight, Owner
Boston Wharf Company
253 Summer Street
Boston MA 02210
Phone: 617-426-6034

SIZE

Total Building Space: 52,336 Sq.Ft
Building Space Available: 19,626 Sq.Ft
For Manuf./Warehouse: 19,626 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 6,642 Sq.Ft
Available Subdivision: Available space on 1st,4th,5th flrs: 6,542 SF/flr.

LEASE TERMS

Rent: \$4.25 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 7.0

Stud Height: 0.00 Loading Docks: 1 Tailboard.
Freight Elevators: 1 Parking Spaces:

Utilities:

Features: Open space. With office spaces.
Sprinklers:
Description:

TRANSPORTATION

Public Trans: Bus #6: Army Base - Haymarket; South Station (Red Line).
Rail Trans: None.
Port Access: None.
Highway Trans: Summer Street to Atlantic Avenue to I-93.
Distance to Airport: 2.0 miles

SITE USES

Industrial, office.

COMMENTS

BRA / EDIC

Building/Land space for sale in SOUTH BOSTON

Type: I

SITE

415 Summer Street
South Boston MA 02127

CONTACT PERSON

John Cremen, Broker
Peter Elliot & Company, Inc.
260 Franklin Street
Boston MA 02110
Phone: 617-439-9100

In Empowerment Zone: N

SIZE

Total Building Space: 120,000 Sq.Ft
Building Space Available: 120,000 Sq.Ft
For Manuf./Warehouse: 120,000 Sq.Ft
For Industrial Office: 120,000 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 20,000 Sq.Ft

Open Space Available: 29,621 Sq.Ft
Parcel Size: 0.68 Acres

SALE TERMS

Sale price: \$ 3,000,000

Taxes: \$ 87,683

BUILDING DESCRIPTION

Year Completed: 1930 Year Renovated: Floors: 6.0

Stud Height: 13.00 Loading Docks: 1 Tailgate.
Freight Elevators: 2 Parking Spaces: 12

Utilities: Oil heat.

Features: Passenger elevator. Alarm system.

Sprinklers:

Renovations: Depends on tenant.

Description: Brick exterior and interior.

TRANSPORTATION

Public Trans: Bus #6: Army Base/MIP - Haymarket; South Station (Red Line).

Rail Trans: None.

Port Access: None.

Highway Trans: Summer Street to I-93 N/S.

Distance to Airport: 3.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

Total space includes 1,000 SF boiler room.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

Morton Shoe Building
647 Summer Street
South Boston MA 02210

In Empowerment Zone: N

CONTACT PERSON

Bill Varetas, Owner
Pappas Companies
655 Summer Street
Boston MA 02210
Phone: 617-330-9797

SIZE

Total Building Space:	360,000 Sq.Ft
Building Space Available:	31,500 Sq.Ft
For Manuf./Warehouse:	31,500 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	360,000 Sq.Ft

LEASE TERMS

Rent: \$5.25 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 1.0

Stud Height: 15.00	Loading Docks:
Freight Elevators: 0	Parking Spaces: 60

Utilities: Oil, heat.

Features:
Sprinklers:
Description:

TRANSPORTATION

Public Trans:	South Station (Red Line), 1/2 mile.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Summer Street or Northern Avenue to I-93 N/S, 4 blocks.
Distance to Airport:	3.0 miles

SITE USES

Warehouse, manufacturing.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type:

SITE

36 West Broadway Street
South Boston MA 02127

CONTACT PERSON

Stanley Kublin, Owner
Kub Realty Trust
36 West Broadway Street
Boston MA 02127
Phone: 617-269-4242

In Empowerment Zone: N

SIZE

Total Building Space:	25,000 Sq.Ft
Building Space Available:	5,500 Sq.Ft
For Manuf./Warehouse:	5,500 Sq.Ft
For Industrial Office:	5,500 Sq.Ft
For R&D:	5,500 Sq.Ft
Building Foot Print:	6,000 Sq.Ft
Available Subdivision:	1st floor

LEASE TERMS

Rent: \$6.00 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: 1926 Year Renovated: 1985 Floors: 4.0

Stud Height: 12.00	Loading Docks: Tailgate loading.
Freight Elevators: 1	Parking Spaces:

Utilities:
Amps: 400 Volts: 120/240 Phase: 10-30
Features:
Sprinklers:
Description: 3 story concrete.

TRANSPORTATION

Public Trans:	Broadway Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	1 mile to I-93 N/S.
Distance to Airport:	3.0 miles

SITE USES

Office, retail, R&D

COMMENTS

Electrical contractor, security systems contractor.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

Almont Mfg. Building
417 West Broadway
South Boston MA 02210

In Empowerment Zone: N

CONTACT PERSON

Norman Sosis, Broker
The Copley Group
896 Beacon Street
Boston MA 02215
Phone: 617-262-3930

SIZE

Total Building Space:	49,000 Sq.Ft
Building Space Available:	4,700 Sq.Ft
For Manuf./Warehouse:	4,700 Sq.Ft
For Industrial Office:	4,700 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	15,000 Sq.Ft

LEASE TERMS

Rent: \$3.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 4.0

Stud Height: 13.00	Loading Docks: 1 Ramp.
Freight Elevators: 1	Parking Spaces:

Utilities:

Features:

Sprinklers: Full.

Description:

TRANSPORTATION

Public Trans:	Bus #9: City Point - Copley Station (Green Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	West Broadway to I-93 N/S, 1 mile.
Distance to Airport:	4.0 miles

SITE USES

Light mnfg, photo studios.

COMMENTS

Jan 96 complete paint-over of all common areas.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

105 West First Street (at A Street)
South Boston MA 02127

CONTACT PERSON

Charles E. Dow, Owner
Charles E. Dow, Trustee
100 City Hall Plaza
Boston MA 02108
Phone: 617-742-1919

In Empowerment Zone: N

SIZE

Total Building Space: 15,000 Sq.Ft
Building Space Available: 15,000 Sq.Ft
For Manuf./Warehouse: 15,000 Sq.Ft
For Industrial Office: 0Sq.Ft
For R&D: 0Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: 1990 Year Renovated: Floors: 0.0

Stud Height: 0.00 Loading Docks:
Freight Elevators: 0 Parking Spaces:

Utilities:

Features: Space is on the first floor; free parking available.
Sprinklers:
Renovations: None.
Description:

TRANSPORTATION

Public Trans: Bus #7: City Point - South Station; Broadway Station.
Rail Trans: None.
Port Access: Yes.
Highway Trans: West First Street to West Broadway to I-93 N/S.
Distance to Airport: 3.0 miles

SITE USES

Manufacturing, warehouse.

COMMENTS

Lease terms are negotiable.

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type:

SITE

205 West First St
Boston MA

CONTACT PERSON

Michael McGrath, Broker
Pearson Associates
274 Summer St
Boston MA 02210
Phone: 423-2000

In Empowerment Zone: Y

SIZE

Total Building Space:	22,000 Sq.Ft
Building Space Available:	6,000 Sq.Ft
For Manuf./Warehouse:	6,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	16,000 Sq.Ft

LEASE TERMS

Rent: \$ 4.00 - 4.50 /Sq.Ft. Triple Net

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 10.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities:

Features:

Sprinklers:

Description:

TRANSPORTATION

Public Trans:

Rail Trans:

Port Access:

Highway Trans:

COMMENTS

BRA / EDIC

Building space for lease in SOUTH BOSTON

Type: I

SITE

307 West First Street
South Boston MA 02210

In Empowerment Zone: Y

CONTACT PERSON

Dana Narlee, Michael McGrath, Broker
Pearson Associates
274 Summer Street
Boston MA 02210
Phone: 617-423-2000

SIZE

Total Building Space:	32,000 Sq.Ft
Building Space Available:	7,500 Sq.Ft
For Manuf./Warehouse:	7,500 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	14,340 Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: 1984 Year Renovated: Floors: 2.0

Stud Height: 9.00	Loading Docks: 1 Tailboard.
Freight Elevators: 0	Parking Spaces: 40

Utilities:

Features:	Building dimension: 100 x 167.
Sprinklers:	Full.
Description:	Concrete floors; brick construction.

TRANSPORTATION

Public Trans:	Bus #7: City Point - South Station (Red Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	West First to West Broadway to I-93 N/S.
Distance to Airport:	3.0 miles

SITE USES

Manufacturing, warehouse, office

COMMENTS

Rent is negotiable.

BRA / EDIC

Building space for sale in SOUTH BOSTON

Type:

SITE

249 West Second Street
South Boston MA 02127

In Empowerment Zone: Y

CONTACT PERSON

Joseph Hamburger, Owner
Ace Wire & Burlap Inc.
249 West Second Street
South Boston MA 02127
Phone: 617-268-5580

SIZE

Total Building Space: 125,000 Sq.Ft
Building Space Available: 125,000 Sq.Ft
For Manuf./Warehouse: 125,000 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 25,000 Sq.Ft

SALE TERMS

Sale price: \$ 850,000

Taxes:

BUILDING DESCRIPTION

Year Completed: 1900 Year Renovated: Floors: 4.0

Stud Height: 15.00
Freight Elevators: 2

Loading Docks: 4 In-door.
Parking Spaces:

Utilities:

Features:

Sprinklers: Full.

Description: Mill type brick building: 325' * 100'.

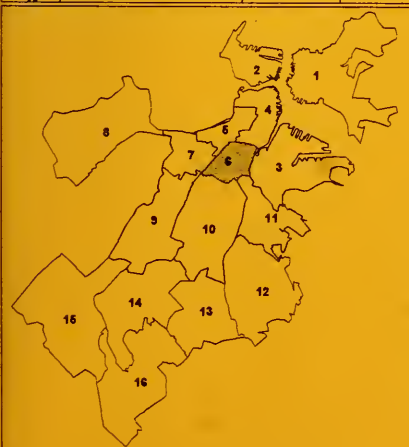
TRANSPORTATION

Public Trans: MBTA Broadway Station (Red Line).
Rail Trans: None.
Port Access: None.
Highway Trans: I-93.
Distance to Airport: 3.0 miles

SITE USES

Warehouse, manufacturing.

COMMENTS



South End

Land and Buildings for Sale or Lease



BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

137 - 139, 141 - 143 Berkeley Street
South End MA 02118

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

In Empowerment Zone: N

SIZE

Open Space Available: 2,281 Sq.Ft
Parcel Size: 0.05 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	East Berkeley Street to Albany Street to I-93 N/S, Mass Pike
Distance to Airport:	2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

698 - 708 Columbus Avenue
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 32,904 Sq.Ft
Parcel Size: 0.76 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, Mass Pike.
Distance to Airport:	2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

129 East Berkeley Street
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 1,075 Sq.Ft
Parcel Size: 0.02 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans: Back Bay Station (Orange Line).
Rail Trans: None.
Port Access: None.
Highway Trans: East Berkeley Street to Albany Street to I-93 N/S, Mass Pike
Distance to Airport: 2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for lease in SOUTH END

Type: I

SITE

Neptune Garment Building
242 East Berkeley Street
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

John Kinregan, Owner
The Branton Company
242 East Berkeley Street
Boston MA 02118
Phone: 617-482-2500

SIZE

Total Building Space: 50,000 Sq.Ft
Building Space Available: 17,500 Sq.Ft
For Manuf./Warehouse: 17,500 Sq.Ft
For Industrial Office: 0 Sq.Ft
For R&D: 0 Sq.Ft
Building Foot Print: 10,000 Sq.Ft
Available Subdivision: 7,500 SF available on 5th floor; 10,000 SF on 2nd.

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 5.0

Stud Height: 11.50 Loading Docks: 1 Tailboard.
Freight Elevators: 1 Parking Spaces: 30

Utilities: Water, gas, sewer, electric, oil burners.

Features: Insulated thermal windows; two passenger elevators.

Sprinklers:

Description: Brick building with beamed ceilings on 4th floor.

TRANSPORTATION

Public Trans: Back Bay Station (Orange Line), 1/2 mile.
Rail Trans: Yes.
Port Access: None.
Highway Trans: East Berkeley to Albany Street to I-93 N/S. I-90, 1 block.
Distance to Airport: 2.0 miles

SITE USES

Light Manufacturing, R&D.

COMMENTS

Lease terms are negotiable.
Building has some office space located on 2nd floor.

BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

15 - 23 - 35 East Lenox Street
South End MA 02118

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

In Empowerment Zone: Y

SIZE

Open Space Available: 12,678 Sq.Ft
Parcel Size: 0.30 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, Mass Pike.
Distance to Airport:	2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

433 - 443 Harrison Avenue
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 15,301 Sq.Ft
Parcel Size: 0.35 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Harrison Avenue - East Berkeley Street - I-93 N/S, Mass Pike
Distance to Airport:	2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for lease in SOUTH END

Type: II

SITE

South End Design Center
560 Harrison Avenue
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Mario Nicosia, Owner
NIC Management
560 Harrison Avenue
Boston MA 02118
Phone: 617-451-2009

SIZE

Total Building Space:	200,000 Sq.Ft
Building Space Available:	20,000 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	20,000 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	40,000 Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: Year Renovated: 1991 Floors: 65.0

Stud Height: 12.00	Loading Docks: 7 Tailboards, 3 Drive-In.
Freight Elevators: 1	Parking Spaces: 300

Utilities: Gas, heat.

Features: Gymnasium, 2 passenger elevators, day care, Rebecca's Cafe.
Sprinklers: yes
Description:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line & Commuter Rail Line), 1/2 m.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Harrison Avenue to East Berkeley Street to I-93 N/S, 1/2 m.
Distance to Airport:	4.0 miles

SITE USES

R&D.

COMMENTS

BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

636 - 640 Harrison Avenue
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 13,259 Sq.Ft
Parcel Size: 0.30 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Harrison Street - East Berkeley Street - I-93 N/S, Mass Pike
Distance to Airport:	2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

642 - 656 Harrison Avenue
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 13,349 Sq.Ft
Parcel Size: 0.30 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Harrison Avenue - East Berkeley Street - I-93 N/S, Mass Pike
Distance to Airport:	2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for lease in SOUTH END

Type: II

SITE

Shooshanian Building
129 Malden Street
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Bill Jacobson, Owner
Edward Jacobson Inc.
500 Albany Street
Boston MA 02118
Phone: 617-426-4287

SIZE

Total Building Space:	8,500	Sq.Ft
Building Space Available:	8,500	Sq.Ft
For Manuf./Warehouse:	0	Sq.Ft
For Industrial Office:	0	Sq.Ft
For R&D:	8,500	Sq.Ft
Building Foot Print:	4,250	Sq.Ft

LEASE TERMS

Rent: \$8.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 9.00	Loading Docks: 1 Tailboard
Freight Elevators: 1	Parking Spaces: 20

Utilities: All on site; gas baseboard and forced hot air heat.

Features:

Sprinklers:

Description: Brick building.

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line), 1/2 mile .
Rail Trans:	None
Port Access:	None
Highway Trans:	Albany Street to I-93 N/S, 3 blocks; Albany Street to I-90.
Distance to Airport:	4.0 miles

SITE USES

Industrial.

COMMENTS

BRA / EDIC

Building space for lease in SOUTH END

Type: III

SITE

Mass Wholesale Terminal
120 - 141 Newmarket Square
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Albert Belgiorno, Jr., Owner
Mass Wholesale Terminal
138 Newmarket Square
Boston MA 02118
Phone: 617-442-3584

SIZE

Total Building Space:	100,000 Sq.Ft
Building Space Available:	10,000 Sq.Ft
For Manuf./Warehouse:	5,000 Sq.Ft
For Industrial Office:	5,000 Sq.Ft
For R&D:	0 Sq.Ft

LEASE TERMS

Rent:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 2.0

Stud Height: 0.00	Loading Docks: Several loading docks.
Freight Elevators: 2	Parking Spaces: 200

Utilities:

Features:	Refrigerated and dry storage.
Sprinklers:	Heat and fire alarms.
Description:	1,000 feet long building.

TRANSPORTATION

Public Trans:	Andrews Square Station (Red Line). Buses along Newmarket Sq.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Off I-93 N/S.
Distance to Airport:	5.0 miles

SITE USES

Warehouse, office.

COMMENTS

Lease terms are negotiable.

BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

263 - 265 Northampton Street
South End MA 02118

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 8,557 Sq.Ft
Parcel Size: 0.20 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, Mass Pike.
Distance to Airport:	2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

Plympton/East Dedham Street
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 20,979 Sq.Ft
Parcel Size: 0.48 Acres

SALE TERMS

Sale price: Taxes:

TRANSPORTATION

Public Trans: Back Bay Station (Orange Line).
Rail Trans: None.
Port Access: None.
Highway Trans: To I-93 N/S, Mass Pike.
Distance to Airport: 2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

678 - 680 Shawmut Avenue
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 33,113 Sq.Ft
Parcel Size: 0.76 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, Mass Pike.
Distance to Airport:	2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

985 - 1007 Tremont Street
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 20,644 Sq.Ft
Parcel Size: 0.47 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, Mass Pike.
Distance to Airport:	2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for lease in SOUTH END

Type: I

SITE

Evenson Building
90 Wareham Street
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Donna Webb, Leon Frieden, Owner
State Coat Front Company
90 Wareham Street
Boston MA 02118
Phone: 617-482-6591

SIZE

Total Building Space:	90,000 Sq.Ft
Building Space Available:	3,000 Sq.Ft
For Manuf./Warehouse:	3,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	15,000 Sq.Ft

LEASE TERMS

Rent: \$6.00 /Sq.Ft

BUILDING DESCRIPTION

Year Completed: 1885 Year Renovated: Floors: 6.0

Stud Height: 12.00	Loading Docks: 2 Drive-in.
Freight Elevators: 2	Parking Spaces: 30

Utilities: Oil heat.

Features: High pressure steam available. Newly renovated office space.

Sprinklers:

Description:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line & Commuter Rail), 1/2 mile.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Wareham Street to I-93 N/S, 1/4 mile.
Distance to Airport:	2.0 miles

SITE USES

Warehouse, manufacturing.

COMMENTS

BRA / EDIC

Land space for sale in SOUTH END

Type:

SITE

1198 - 1206 Washington Street
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Open Space Available: 52,650 Sq.Ft
Parcel Size: 1.21 Acres

SALE TERMS

Sale price:

Taxes:

TRANSPORTATION

Public Trans: Back Bay Station (Orange Line).
Rail Trans: None.
Port Access: None.
Highway Trans: To I-93, Mass Pike.
Distance to Airport: 2.5 miles

SITE USES

Industrial.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for lease in SOUTH END

Type: II

SITE

1234 Washington Street
South End MA 02118

CONTACT PERSON

Arthur Leon, Owner

1234 Washington Street
Boston MA 02118
Phone: 617-482-8383

In Empowerment Zone: Y

SIZE

Total Building Space:	65,000 Sq.Ft
Building Space Available:	55,000 Sq.Ft
For Manuf./Warehouse:	55,000 Sq.Ft
For Industrial Office:	55,000 Sq.Ft
For R&D:	55,000 Sq.Ft
Building Foot Print:	65,000 Sq.Ft

LEASE TERMS

Rent: \$ 5.00 - 15.00 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: 1950 Year Renovated: 1985 Floors: 1.0

Stud Height: 15.00	Loading Docks: 3 Drive-in.
Freight Elevators: 0	Parking Spaces: 60

Utilities: Boston Gas, Boston Edison, Boston Water & Sewer

Features: Retail

Sprinklers: Full.

Description: Reinforced concrete building.

TRANSPORTATION

Public Trans: Back Bay Station (Orange Line), 1/2 mile, Commuter Rail.

Rail Trans: None.

Port Access: None.

Highway Trans: Washington Street to Herald St. to I-93 (SE Expressway).

Distance to Airport: 2.0 miles

SITE USES

R&D, manufacturing, warehouse

COMMENTS

BRA / EDIC

Building space for sale in SOUTH END

Type:

SITE

1682 Washington Street
South End MA 02118

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Total Building Space:	16,000 Sq.Ft
Building Space Available:	16,000 Sq.Ft
For Manuf./Warehouse:	16,000 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	5,000 Sq.Ft

SALE TERMS

Sale price:

Taxes:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 0.0

Stud Height: 0.00	Loading Docks:
Freight Elevators: 0	Parking Spaces:

Utilities: Yes.

Features:

Sprinklers:

Renovations: Needs complete rehab.

Description:

TRANSPORTATION

Public Trans:	Back Bay Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To I-93 N/S, Mass Pike.
Distance to Airport:	2.5 miles

SITE USES

Mfg., warehouse, R&D, office.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for sale in SOUTH END

Type:

SITE

1724 Washington Street
South End MA 02118

In Empowerment Zone: N

CONTACT PERSON

Joseph Conran, Owner
Boston Redevelopment Authority
One City Hall Square, 9th Floor
Boston MA 02201
Phone: 617-722-4300 ext. 4324

SIZE

Total Building Space:	7,500 Sq.Ft
Building Space Available:	7,500 Sq.Ft
For Manuf./Warehouse:	7,500 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	2,000 Sq.Ft

SALE TERMS

Sale price:

Taxes:

BUILDING DESCRIPTION

Year Completed: Year Renovated: Floors: 0.0

Stud Height: 0.00

Loading Docks:

Freight Elevators: 0

Parking Spaces:

Utilities: Yes.

Features:

Sprinklers:

Renovations: Needs complete rehab.

Description:

TRANSPORTATION

Public Trans: Back Bay Station (Orange Line).

Rail Trans: None.

Port Access: None.

Highway Trans: To I-93 N/S, Mass Pike.

Distance to Airport: 2.5 miles

SITE USES

Mfg., warehouse, R&D, office.

COMMENTS

Sale terms are to be determined.

BRA / EDIC

Building space for lease in SOUTH END

Type: I

SITE

2000 Washington Street
South End MA 02118

In Empowerment Zone: Y

CONTACT PERSON

David Smookler, Broker
Dartmouth Co.
One Exeter Plaza, 6th Floor
Boston MA 02116
Phone: 617-262-6620

SIZE

Total Building Space:	66,000 Sq.Ft
Building Space Available:	66,000 Sq.Ft
For Manuf./Warehouse:	60,600 Sq.Ft
For Industrial Office:	0 Sq.Ft
For R&D:	0 Sq.Ft
Building Foot Print:	66,000 Sq.Ft

LEASE TERMS

Rent: \$6.00 /Sq.Ft Triple Net

BUILDING DESCRIPTION

Year Completed: 1949 Year Renovated: 1988 Floors: 1.0

Stud Height: 21.00	Loading Docks: 3- Dock, 8 Drive-in
Freight Elevators: 0	Parking Spaces: 200

Utilities: All on site. Heavy electrical system.

Features: Has 4,000 SF of dry basement space.
Sprinklers: Full.
Description:

TRANSPORTATION

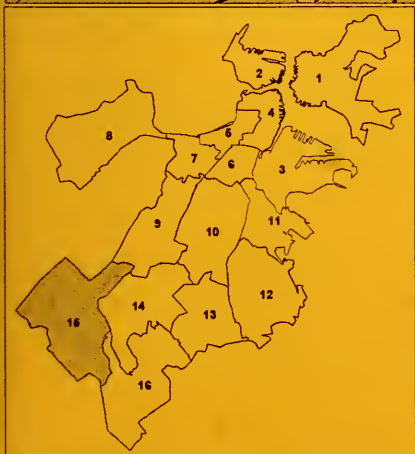
Public Trans:	Dudley Station (Orange Line).
Rail Trans:	None.
Port Access:	None.
Highway Trans:	Melnea Cass Blvd. to Mass. Ave. to I-93 N/S.
Distance to Airport:	2.0 miles

SITE USES

Warehouse, distribution.

COMMENTS

2.5 acres open space.



West Roxbury

Land and Buildings for Sale or Lease

BRA / EDIC

Building space for lease in WEST ROXBURY

Type: II

SITE

Blank Plastics Building
219 - 225 Rivermoore Street
West Roxbury MA 02132

In Empowerment Zone: N

CONTACT PERSON

Mark Kearins, Broker
Atlantic Commercial Real Estate Company
185 Dean Street
Norwood MA 02062
Phone: 617-551-8888

SIZE

Total Building Space:	120,000 Sq.Ft
Building Space Available:	20,000 Sq.Ft
For Manuf./Warehouse:	0 Sq.Ft
For Industrial Office:	10,000 Sq.Ft
For R&D:	10,000 Sq.Ft
Building Foot Print:	120,000 Sq.Ft

LEASE TERMS

Rent: \$ 7.50 - 9.50 /Sq.Ft.

BUILDING DESCRIPTION

Year Completed: 1971 Year Renovated: Floors: 1.0

Stud Height: 16.00	Loading Docks: 1 Drive-in, 4 Tailboards.
Freight Elevators: 0	Parking Spaces: 300

Utilities:

Amps: 400 Volts: 220 Phase: 3

Features: Fully air conditioned.

Sprinklers:

Renovations: Depends on tenant.

Description: Modern building, overlooking the Charles River.

TRANSPORTATION

Public Trans:	Bus 46A.
Rail Trans:	None.
Port Access:	None.
Highway Trans:	To Rte 128, 2 miles.
Distance to Airport:	9.0 miles

SITE USES

R&D, office, manufacturing.

COMMENTS

Single storey building with mezzanine.







